

AKA LOT 7 TUSTENUGGEE  
 PLANTATION UNIT 1 UNREC: COMM  
 NE COR, RUN W 3932.32 FT,

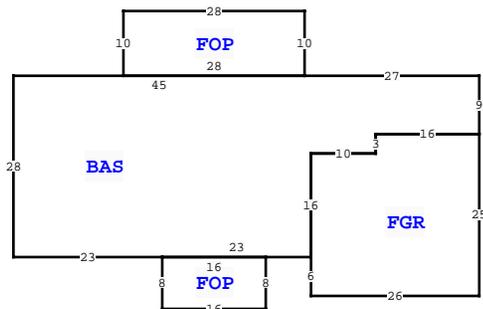
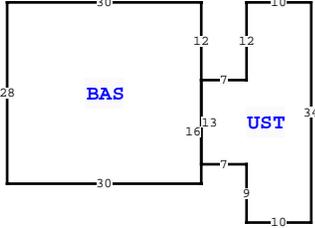
HELTON KELBY/HELTON KAYLA  
 909 SW MARIGOLD PL  
 FORT WHITE, FL 32038

**2026**

18-6S-17-09696-107

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	100
Units		0	100
Quality	07	07	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18617.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	840	100	
BAS	1,552	100	
FGR	620	55	
FOP	128	30	
FOP	280	30	
UST	431	45	
TOTALS	3,851		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	3,049	136.9830	153.42	467,778	2020	2020	0	0	1	5.00	94.00
2 SINGLE FAM 100% - 2018 Heated Area: 2392 HX Base Yr 2018												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			439,711
TOTAL MARKET OB/XF VALUE			21,400
TOTAL LAND VALUE - MARKET			110,000
TOTAL MARKET VALUE			474,631
SOH/AGL Deduction			101,378
ASSESSED VALUE			373,253
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			321,842
TOTAL JUST VALUE			571,111
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			560,789

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38648	SFR	0	09/24/2019
34767	M H	684	12/20/2016
23539	SFR	624	08/25/2005
21905	TR/TRAILER	150	05/24/2004
19965	TR/TRAILER	75	09/16/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1311/1015	3/14/2016	WD	Q	I	01	60,000

GRANTOR: DAVID & JULLEE HASSEB  
 GRANTEE: KELBY & KAYLA HELTO  
 1158/2313 9/17/2008 QC Q V 01 100  
 GRANTOR: WILLIAM & MARY TOTTEN  
 GRANTEE: DAVID & JULLEE HASS

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0294	SHED WOOD/	0	100	8	8	UT	5.00	5.00	100	2003	2003
2	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2015	2015
3	0031	BARN, MT AE	0	100	0	0	UT	0.00	0.00	100	2017	2017
4	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	2020	2020
5	9945	Well/Sept	0	0	0	0	UT	7,000.00	7,000.00	100		

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W27 W45 S28 E23 E23 N16 E10 N3 E16 N9 \$	
BAS=[ORIG=-17,-52] N12 W30 S28 E30 N16 \$	
FGR=[ORIG=-26,28] S6 E26 N25 W16 S3 W10 S16 \$	
UST=[ORIG=0,-30] N34 W10 S12 W7 S13 E7 S9 E10 \$	
FOP=[ORIG=-27,0] N10 W28 S10 E28 \$	
FOP=[ORIG=-49,28] S8 E16 N8 W16 \$	

LAND DESCRIPTION																
TOTAL OB/XF 21,400																
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	0102	C	SFR/MH	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00