AKA LOT 35 TUSTENUGGEE
PLANTATIONS UNREC UNIT 2: COMM
NE COR, RUN W 4590.25 FT, S

FAGLIE EDWIN CLAYTON JR/FAGLIE CATHERINE PARRISH
798 SW CUMORAH HILL ST
FT WHITE, FL 32038

2026

18-6S-17-09696-135

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5200	CROPLAND CLS2	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18617.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,900
TOTAL LAND VALUE - MARKET	110,000
TOTAL MARKET VALUE	26,230
SOH/AGL Deduction	2,849
ASSESSED VALUE	23,381
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,381
TOTAL JUST VALUE	121,900
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	106,900

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39783	M H	0	05/15/2020
24386	M H	275	04/12/2006
22489	TR/TRAILER	150	11/10/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1273/0528	4/16/2014	WD	U	I	12	39,900
GRANTOR: SUNSTATE FEDERAL CRED						
GRANTEE: EDWIN CLAYTON JR &						
1253/2151	4/10/2013	CT	U	I	18	600
GRANTOR: CLERK OF COURT (VELEZ						
GRANTEE: SUNSTATE FEDERAL CR						

1030 SW MARIGOLD PL, FORT WHITE

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

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	3,900	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 11,900

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5200	A	CROPLAND 2	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	370.00	370.00	3,330							
2	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	99,000							
3	9901	C	AC/XFOB	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 06/03/2020 BY JB Total Acres: 10.00 Total Land Value: 14,330 Market: 99,000 Agricultural: 3,330 Common: 11,000 PRINTED 06/08/2026 BY SYS