

PART OF LOT 21 TUSTENUGGEE PLANT
 COMM NE COR OF SEC, W 2616.44 FT
 FT, CONT S 662.15 FT, W 288.05 F

BROWN DANNY EUGENE/BROWN JULIA KAY
 230 SW GLADEOLA CT
 FORT WHITE, FL 32038

2026

18-6S-17-09696-145



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								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 3,500 TOTAL LAND VALUE - MARKET 32,620 TOTAL MARKET VALUE 36,120 SOH/AGL Deduction 0 ASSESSED VALUE 36,120 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 36,120 TOTAL JUST VALUE 36,120 NCON VALUE 3,500 INCOME VALUE PREVIOUS YEAR MKT VALUE											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1563/2171 3/24/2026 QC U V 11 100 GRANTOR: NORRIS LEXIE GRANTEE: BROWN DANNY EUGENE											
DOR CODE 0700 MISC IMPROVED										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										219 SW GLADEOLA CT, FORT WHITE										BLD DATE LGL DATE XF DATE LAND DATE 05/06/2026 MLU INC DATE AG DATE											
L N	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	0070	CARPORT UF	0	0	0	0	1.00	UT	1,700.00	1,700.00	100	2026	2025		100	1,700															
2	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800															
3	0296	SHED METAL	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000															
LAND DESCRIPTION										TOTAL OB/XF 3,500																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0700	C	MISC RES	0		A-1	0.00	0.00	2.33	AC		1.00	1.00	1.00	14,000.00	14,000.00	32,620														
REVIEW DATE 04/04/2026 BY JB Total Acres: 2.33 Total Land Value: 32,620 Market: 0 Agricultural: 0 Common: 32,620 PRINTED 06/29/2026 BY SYS																															