LOT 85 CEDAR SPRING SHORES
RE-PLAT. ORB 802-733,
917-244, 929-416, 956-1503.

SULLIVAN KERRY D
424 SW LONGHORN TERR
FT WHITE, FL 32038

2026

18-7S-16-04236-160

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18716.010	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

424 SW LONGHORN TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	21,640
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	49,640
SOH/AGL Deduction	0
ASSESSED VALUE	49,640
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	49,640
TOTAL JUST VALUE	49,640
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	46,640

LAND:1:1: 1.26 AC

SALE:1:1: LOT 85 CEDAR SPRINGS SHAORES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0956/1503	6/14/2002	WD	U	V	09	23,000
GRANTOR: GERALD SINCLAIR						
GRANTEE: KERRY D SULLIVAN						
0929/0416	5/29/2001	QC	Q	V	01	100
GRANTOR: JOANN SINCLAIR						
GRANTEE: GERALD SINCLAIR						

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	0020	BARN,FR	0	0	42	20	840.00	UT	14.00	14.00	100	2009	2009	3	100	11,760	
2	0030	BARN,MT	0	0	12	24	288.00	UT	10.00	10.00	100	2009	2009	3	100	2,880	
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 21,640

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	0700	C	MISC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							

REVIEW DATE 07/14/2015 BY TW Total Acres: 1.26 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 06/09/2026 BY SYS