LOT 104 & N1/2 LOT 105 CEDAR SPR
REPLAT.

PASQUARELLA MARK/PASQUARELLA DANA
344 SW BLUFF DR
FORT WHITE, FL 32038

2026

18-7S-16-04236-179

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
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

385 SW BLUFF DR, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	42,000
TOTAL MARKET VALUE	42,000
SOH/AGL Deduction	0
ASSESSED VALUE	42,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	42,000
TOTAL JUST VALUE	42,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	138,524

LAND:1:1: 1.82 AC MOL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18221	M H	125	04/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1524/2088	10/03/2024	LE	U	I	14	100
GRANTOR: PASQUARELLA MARK (ENH						
GRANTEE: PASQUARELLA JACOB (						
1518/279	6/28/2024	WD	Q	I	01	175,000
GRANTOR: HENNESSEY PATRICK M						
GRANTEE: PASQUARELLA MARK						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	1.50	LT		1.00	1.00	1.00	28,000.00	28,000.00	42,000							

REVIEW DATE 05/08/2026 BY MLU Total Acres: 1.82 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 06/08/2026 BY SYS