

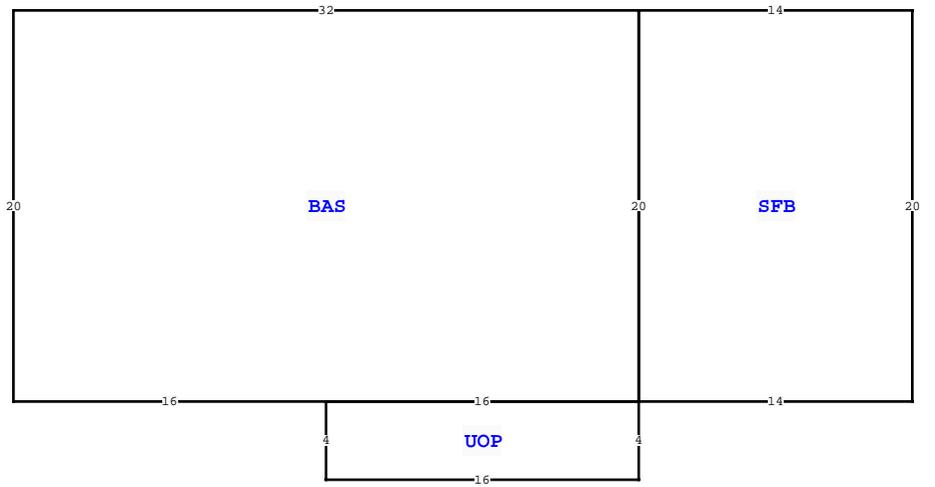
COMM NW COR OF NE1/4 OF NW1/4,
 RUN E 210 FT FOR POB, RUN S'LY
 420 FT, E 470 FT, N APPROX 420

CASON EARL HAMPTON JR/CASON MELANIE
 2762 SW COUNTY RD 778
 FORT WHITE, FL 32038-3150

2026

18-7S-17-10017-003


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	18717.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	640	100	
SFB	280	80	
UOP	64	20	
TOTALS	984		877
			50,797

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100% - 0										Heated Area: 920 HX Base Yr	
													
BLD DATE												LGL DATE	05/06/2026
XF DATE												LAND DATE	
INC DATE												AG DATE	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		50,797	
TOTAL MARKET OB/XF VALUE		1,800	
TOTAL LAND VALUE - MARKET		57,200	
TOTAL MARKET VALUE		109,797	
SOH/AGL Deduction		75,787	
ASSESSED VALUE		34,010	
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE		9,010	
TOTAL JUST VALUE		109,797	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		96,597	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1116/0031	3/30/2007	WD	Q	I	01	0
GRANTOR: EARL HAMPTON CASON JR						
GRANTEE: EARL HAMPTON CASON						
0947/0372	2/22/2002	QC	Q	V	01	100
GRANTOR: EARL H SR & GERTRUDIS						
GRANTEE: EARL HAMPTON CASON						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W32 S20 E16 UOP= S4 E16 N4 W16\$ E16 SFB= E14 N20 W14 S20\$ N20\$.	

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0296	SHED METAL	0	100	8	12	1.00	UT	0.00	100	1993	1993	3	100	400	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	800	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	400	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	200	
TOTALS														1,800		

LAND DESCRIPTION														TOTAL OB/XF										
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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	4.40	AC		1.00	1.00	1.00	13,000.00	13,000.00	57,200							