

BEG SW COR OF NE1/4 OF NE1/4,
 RUN N 1327.13 FT TO NW COR OF
 NE1/4 OF NE1/4, E 337.46 FT, S

FORCE JAMES ERIC/FORCE DEBRA MARIE
 301 SW CAIN GLN
 FORT WHITE, FL 32038-4503

2026

19-6S-16-03867-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LAM/VNLPLK 100	
Interior Floor	00	N/A 0	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms	1	100	
Bathrooms	2	100	
Frame	05	STEEL 100	
Stories	1.	1.100	
Units	0	100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,500	100	2024
TOTALS	1,500		1,500
			130,894

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
1	SFR/PREMTL	100% - 2024																					
				Heated Area: 1500			HX Base Yr 2024																
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> BAS 2024 </div>																							
<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/06/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>												BLD DATE		LGL DATE		XF DATE		LAND DATE	05/06/2026	INC DATE		AG DATE	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			130,894
TOTAL MARKET OB/XF VALUE			8,200
TOTAL LAND VALUE - MARKET			110,000
TOTAL MARKET VALUE			249,094
SOH/AGL Deduction			11,614
ASSESSED VALUE			237,480
TOTAL EXEMPTION VALUE	HX HB SX DX		106,411
BASE TAXABLE VALUE			131,069
TOTAL JUST VALUE			249,094
NCON VALUE			8,200
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			227,572

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041965	New Residential C	25,000	05/20/2021
40243	ELECTRICAL	0	07/29/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1410/0179	4/17/2020	WD Q	V	01		50,000
GRANTOR: GENE C & PAMELA P BAR						
GRANTEE: JAMES ERIC & DEBRA						

EXTRA FEATURES		301 SW CAIN GLN, FORT WHITE														
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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100	2026	2025		100	7,000	
2	0296	SHED METAL	0	100	0	0		1.00	UT 1,200.00	100	2026	2025		100	1,200	

LAND DESCRIPTION																								
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	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=16,12] E50 S30 W50 N30 \$	

TOTAL OB/XF																	8,200												
REVIEW DATE 05/15/2026 BY AJ																	Total Acres: 10.00		Total Land Value: 110,000		Market: 0		Agricultural: 0		Common: 110,000		PRINTED 06/23/2026 BY SYS		