

COMM SW COR, RUN E 85 FT, N 718.
 RUN N 361.80 FT, E 1235.48 FT S
 1235.48 FT TO POB. AKA LOT 20 CO

HUNT CAROL ANNE
 493 SW BUCK CT
 FORT WHITE, FL 32038

2026

20-7S-17-10027-120


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND										
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 97,470 TOTAL MARKET VALUE 2,873 SOH/AGL Deduction 0 ASSESSED VALUE 2,873 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,873 TOTAL JUST VALUE 97,470 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 97,470											
																				SALE:1:1: 10.26 ACRES ASSIGNMENT OF AGREEMENT FOR PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD INST Q V RSN SALE Number DATE U / I / CD PRICE 1153/1584 6/12/2008 WD Q V 01 0 GRANTOR: TIM COX & DENNIS COX GRANTEE: CAROL ANNE HUNT 0789/1254 4/26/1994 AS U V 13 0 GRANTOR: JEFFERY ALLEN & JULIE GRANTEE: CAROL ANNE HUNT - N											
DOR CODE		6200 PASTURE CLS33																													
MAP NUM																															
NEIGHBORHOOD/LOC		20717.010 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																BLD DATE		LGL DATE	04/07/2025	MLU											
EXTRA FEATURES																XF DATE		LAND 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																
																INC DATE		AG DATE													
																BUILDING NOTES															
																BUILDING DIMENSIONS															
LAND DESCRIPTION																TOTAL OB/XF 0															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	6200	A	PASTURE 3	0		00	0.00	0.00	10.26	AC		1.00	1.00	1.00	280.00	280.00	2,873														
2	9910	M	MKT.VAL.AG	0			0.00	0.00	10.26	AC		1.00	1.00	1.00	9,500.00	9,500.00	97,470														
REVIEW DATE 04/07/2025 BY MLU Total Acres: 10.26 Total Land Value: 2,873 Market: 97,470 Agricultural: 2,873 Common: 0 PRINTED 03/24/2026 BY SYS																															