BEG NW COR OF NE1/4 OF SE1/4,
RUN E 849.72 FT, S 1285.68 FT
TO N R/W LINE CR-138, W 849.73

CASON KEITH/CASON LADONNA
4781 SW CR 138
FORT WHITE, FL 32038

2027

21-7S-16-04270-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

DOR CODE 5000 IMPROVED AG

MAP NUM | MKT AREA 02

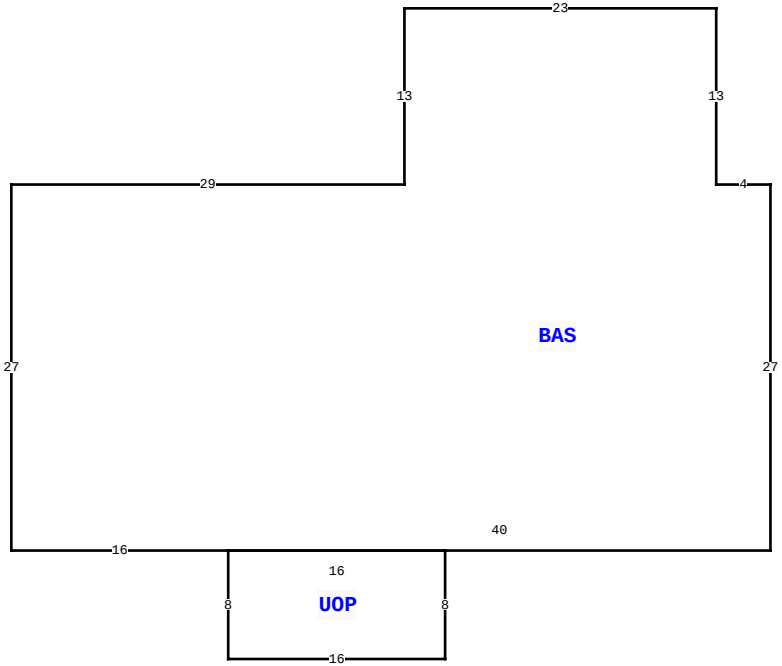
NEIGHBORHOOD/LOC 21716.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,811	100		1,811	109,217
UOP	128	25		32	1,930
TOTALS	1,939			1,843	111,147

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,843	117.9000	109.65	202,085	1991	1991	0	0	0	45.00	55.00

1 MANUF 1 100% - 2017 Heated Area: 1811 HX Base Yr 2017



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

4781 SW COUNTY ROAD 138 , FORT WHITE

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		111,147
TOTAL MARKET OB/XF VALUE		8,600
TOTAL LAND VALUE - MARKET		173,950
TOTAL MARKET VALUE		133,425
SOH/AGL Deduction		79,854
ASSESSED VALUE		53,571
TOTAL EXEMPTION VALUE	HX HB	28,571
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		293,697
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		294,893

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1320/2497	8/16/2016	WD	U	V	11	100

GRANTOR: PATSY BOOTH (UNREMARR

GRANTEE: LADONNA & KEITH CAS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S13 W29 S27 E16 UOP= S8 E16 N8 W16$ E40 N27 W4 N13$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
2	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	300	
3	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	
4	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	
5	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 8,600

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	6200	A	PASTURE 3	0			0.00	0.00	23.85	AC		1.00	1.00	1.00	280.00	280.00	6,678							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	23.85	AC		1.00	1.00	1.00	7,000.00	7,000.00	166,950							

REVIEW DATE 09/12/2016 BY DF Total Acres: 24.85 Total Land Value: 13,678 Market: 166,950 Agricultural: 6,678 Common: 7,000 PRINTED 11/17/2026 BY SYS