N1/2 OF SE1/4 OF NE1/4 OF SE1/4

711-787,788, 914-2317, 1089-404,

KYTLE JASON S/COOPER MARIA M
176 SW HORSESHOE LOOP
FORT WHITE, FL 32038

2027

22-7S-16-04291-027

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22716.00	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

176 SW HORSESHOE LOOP, FORT WHITE

BLD DATE		LGL DATE	05/08/2026 MLU
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	0
TOTAL MARKET OB/XF VALUE	12,000
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	34,500
SOH/AGL Deduction	4,135
ASSESSED VALUE	30,365
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	30,365
TOTAL JUST VALUE	34,500
NCON VALUE	5,000
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	29,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1510/1329	3/15/2024	WD	U	I	11	100
GRANTOR: KYTLE JASON S						
GRANTEE: KYTLE JASON S						
1503/2677	7/10/2023	WD	U	I	11	0
GRANTOR: BENTON DAVID B						
GRANTEE: KYTLE JASON S						

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	2,400.00	2,400.00	100	2027	2026		100	2,400	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	1,600.00	1,600.00	100	2027	2026		100	1,600	
4	0200	GARAGE F	0	0	0	0	1.00	UT	200.00	200.00	100	2027	2026		100	200	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	800.00	800.00	100	2027	2026		100	800	

LAND DESCRIPTION

TOTAL OB/XF 12,000

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	0000	C	VAC RES	0		A-1	3.00	0.00	1.25	AC		1.00	1.00	1.00	18,000.00	18,000.00	22,500							

REVIEW DATE 09/14/2026 BY AJ — Total Acres: 1.25 — Total Land Value: 22,500 — Market: 0 — Agricultural: 0 — Common: 22,500 — PRINTED 11/17/2026 BY SYS