COMM INTERS OF W LINE OF SEC & S
RUN E 300 FT FOR POB, CONT E 500
976.99 FT, W 499.90 FT, N 968.08

PATTON CHARLES ARTHUR
3464 SW COUNTY ROAD 138
FORT WHITE, FL 32038

2027

23-7S-16-04300-003

BUILDING CHARACTERISTICS

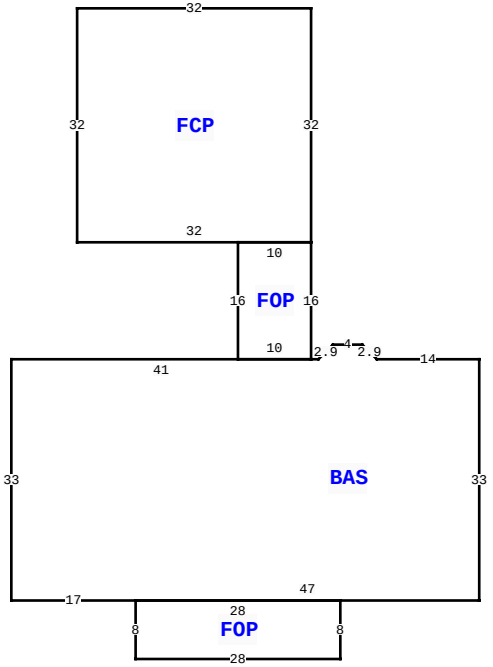
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 60
Interior Floo	15	HARDTILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	23716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,124	100		2,124	248,935
FCP	1,024	25		256	30,003
FOP	160	30		48	5,625
FOP	224	30		67	7,852
TOTALS	3,532			2,495	292,417

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,495	143.9777	158.38	395,158	1999	1999	0	0	0	26.00	74.00

2 SINGLE FAM 100% - 2022 Heated Area: 2124 HX Base Yr 2023



3464 SW COUNTY ROAD 138 , FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	09/08/2022 SPF

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	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0294	SHED WOOD/	0	100	13	13	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0040	BARN,POLE	0	100	33	41	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
5	0166	CONC,PAVMT	0	100	3	48	144.00	UT	1.50	1.50	100	1999	1999	3	100	216	
6	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	100	2,000	
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	1,000	
8	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100	2024	2023		100	4,000	
9	0263	PRCH,USP	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2024	2023		100	2,500	
10	0294	SHED WOOD/	0	100	12	40	1.00	UT	12,500.00	12,500.00	100	2024	2023		100	12,500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		362,574
TOTAL MARKET OB/XF VALUE		53,316
TOTAL LAND VALUE - MARKET		122,870
TOTAL MARKET VALUE		453,000
SOH/AGL Deduction		0
ASSESSED VALUE		453,000
TOTAL EXEMPTION VALUE	HX HB 13	368,843
BASE TAXABLE VALUE		84,157
TOTAL JUST VALUE		538,760
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		544,834

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050419	Remodel	4,486	07/23/2024
000046061	Mobile Home		12/08/2022
40986	STORAGE		12/08/2020
31286	MAINT/ALTR	50	07/26/2013
23422	M H	0	07/27/2005
7165	SFR	53,000	05/17/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1446/1939	9/02/2021	WD	Q	I	01	512,000
GRANTOR: JOEST FRED W						
GRANTEE: PATTON CHARLES ARTH						
1419/1406	9/16/2020	WD	Q	I	01	340,000
GRANTOR: CHARLES J JR & VERONI						
GRANTEE: FRED W & KATHLEEN B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 U2 L2 W4 L2 D2 W1 FOP= N16 FCP= N32 W32 S32 E32$ W10 S16 E10$ W41 S33 E17 FOP= S8 E28 N8 W28$ E47 N33$.

LAND DESCRIPTION

TOTAL OB/XF 27,316

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	0100	C	SFR	100					2.17	AC		1.00	1.00	1.00	11,000.00	11,000.00	23,870							
2	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
3	6200	A	PASTURE 3	100					8.00	AC		1.00	1.00	1.00	280.00	280.00	2,240							
4	9910	M	MKT.VAL.AG	100					8.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	88,000							

REVIEW DATE 01/27/2023 BY JB Total Acres: 11.17 Total Land Value: 37,110 Market: 88,000 Agricultural: 2,240 Common: 34,870 PRINTED 11/17/2026 BY SYS

COMM INTERS OF W LINE OF SEC & S
RUN E 300 FT FOR POB, CONT E 500
976.99 FT, W 499.90 FT, N 968.08

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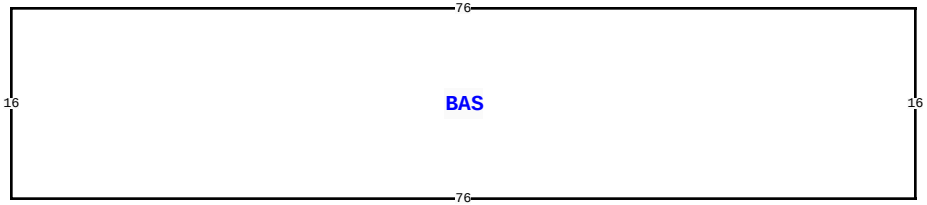
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	23716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100		1,216	70,157
TOTALS	1,216			1,216	70,157

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,216	112.8000	104.90	127,558	2004	2004	0	0	0	45.00	55.00

3 MANUF 1 0% - 2022 Heated Area: 1216 HX Base Yr 2023



3464 SW COUNTY ROAD 138 , FORT WHITE

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COLUMBIA COUNTY PROPERTY

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1419/1406	9/16/2020	WD	Q	I	01	340,000
GRANTOR: CHARLES J JR & VERONI						
GRANTEE: FRED W & KATHLEEN B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S16 E76 N16$.

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
11	0294	SHED WOOD/	0	100	0	0	1.00	UT	18,500.00	18,500.00	100	2024	2023		100	18,500	
12	0020	BARN,FR	0	100	0	0	1.00	UT	7,500.00	7,500.00	100	2024	2023		100	7,500	

LAND DESCRIPTION

TOTAL OB/XF 26,000

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

REVIEW DATE 01/27/2023 BY JB Total Acres: 11.17 Total Land Value: 37,110 Market: 88,000 Agricultural: 2,240 Common: 34,870 PRINTED 11/17/2026 BY SYS