

COMM NW COR OF SW1/4 OF SE1/4, R  
 POB, CONT E 420 FT, S 210 FT, W  
 N 210 FT TO POB.

HICKS BRADLEY/HICKS WENDY  
 1391 SW SPIRIT AVE  
 FORT WHITE, FL 32028

**2026**

24-7S-16-04315-003  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																	
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																															
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,100 TOTAL LAND VALUE - MARKET 32,000 TOTAL MARKET VALUE 39,100 SOH/AGL Deduction 3,889 ASSESSED VALUE 35,211 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 35,211 TOTAL JUST VALUE 39,100 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 35,100																																	
																				XFOB:1:1: GENRL MH BLDG:1:1: GENRL MH																																	
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EXTRA FEATURES																																																					
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	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100																																					
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																																					
LAND DESCRIPTION										TOTAL OB/XF 7,100																																											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																													
1	0700	C	MISC RES	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000																																				
REVIEW DATE 07/10/2015 BY DF Total Acres: 2.00 Total Land Value: 32,000 Market: 0 Agricultural: 0 Common: 32,000 PRINTED 05/12/2026 BY SYS																																																					