COMM AT NE COR RUN S 1328.25 FT,
TO POB, CONT W 332.24 FT, S 1329
E 331.90 FT, N 1329.73 FT TO POB

FLANDERS TIMOTHY ALAN/FLANDERS MARIA I
473 SW RICHMOND WAY
FORT WHITE, FL 32038

2026

25-6S-15-00519-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	25615.00	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

843 SW ILLINOIS ST, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	218,808
TOTAL MARKET VALUE	218,808
SOH/AGL Deduction	64,879
ASSESSED VALUE	153,929
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	153,929
TOTAL JUST VALUE	218,808
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	218,808

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1423/0488	10/30/2020	WD	Q	V	01	115,000
GRANTOR: PETER HARTWIG						
GRANTEE: TIMOTHY ALAN & MARI						
1010/1980	3/19/2004	WD	Q	V	01	37,500
GRANTOR: THREE RIVERS FARMS GR						
GRANTEE: PETER W HARTWIG						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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			0.00	0.00	10.13	AC		1.00	1.00	0.80	9,000.00	7,200.00	72,936							
2	0000	C	VAC RES	0			0.00	0.00	10.13	AC		1.00	1.00	0.80	9,000.00	7,200.00	72,936							
3	0000	C	VAC RES	0			0.00	0.00	10.13	AC		1.00	1.00	0.80	9,000.00	7,200.00	72,936							

REVIEW DATE 05/07/2026 BY MLU Total Acres: 30.39 Total Land Value: 218,808 Market: 0 Agricultural: 0 Common: 218,808 PRINTED 06/23/2026 BY SYS