

BEG SW COR OF E1/2 OF W1/2 OF SE
 RUN N 652.45 FT, E 330.10 FT, S
 W 330.69 FT TO POB. PARCEL B.

DAROZA KATHLEEN M
 1746 SW COUNTY ROAD 138
 FORT WHITE, FL 32038

2026

25-7S-16-04319-009



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 0 TOTAL LAND VALUE - MARKET 64,350 TOTAL MARKET VALUE 64,350 SOH/AGL Deduction 9,900 ASSESSED VALUE 54,450 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 54,450 TOTAL JUST VALUE 64,350 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 49,500											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1511/1096 3/15/2024 WD U V 11 100 GRANTOR: OWCZAREK EILEEN T GRANTEE: DAROZA KATHLEEN M 1196/2527 6/22/2010 PB U V 18 0 GRANTOR: CLERK OF COURT (ANTHO) GRANTEE: EILEEN T OWCZAREK											
DOR CODE 0000 VACANT										BLD DATE										LGL DATE											
MAP NUM MKT AREA 02										XF DATE										LAND DATE 05/06/2026 MLU											
NEIGHBORHOOD/LOC 25716.00 1.00/										INC DATE										AG DATE											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
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																
																TOTAL OB/XF															
																0															
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	0000	C	VAC RES	0		A-1	0.00	0.00	4.95	AC		1.00	1.00	1.00	13,000.00	13,000.00	64,350														
REVIEW DATE 05/06/2026 BY MLU Total Acres: 4.95 Total Land Value: 64,350 Market: 0 Agricultural: 0 Common: 64,350 PRINTED 05/08/2026 BY SYS																															