COMM AT NE COR OF SEC 26, RUN W
S 388.76 FT FOR POB, RUN E 570.4
FT, W 570.91 FT, N 382.15 FT TO

SHERRER ROY C/SHERRER ANITA D
479 SW DEWEY COURT
FORT WHITE, FL 32038

2027

26-5S-16-03717-109

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26516.010	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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	7,000
TOTAL LAND VALUE - MARKET	65,130
TOTAL MARKET VALUE	72,130
SOH/AGL Deduction	13,119
ASSESSED VALUE	59,011
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	59,011
TOTAL JUST VALUE	72,130
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	72,130

PRMT:1:1: TT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17858	M H	125	01/23/2001
8692	M H	125	08/05/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1269/2029	2/05/2014	WD	U	V	30	100
GRANTOR: MEREDITH A & CHARLENE						
GRANTEE: ROY & ANITA SHERRER						
0963/0639	9/24/2002	WD	Q	V	04	100
GRANTOR: DEAS-BULLARD						
GRANTEE: MEREDITH A & CHARLE						

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	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0.00	0.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 03/11/2026 BY AJ Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS