COMM SW COR OF N1/2 OF NW1/4, E
E 528 FT, CONT E 138.61 FT FOR P
131.80 FT TO SW COR OF NE1/4 OF

CLEMONS ROBERT MITCHELL/CLEMONS AMANDA
642 SW WORRY FREE GLN
FORT WHITE, FL 32038

2027

26-7S-16-04328-023

BUILDING CHARACTERISTICS

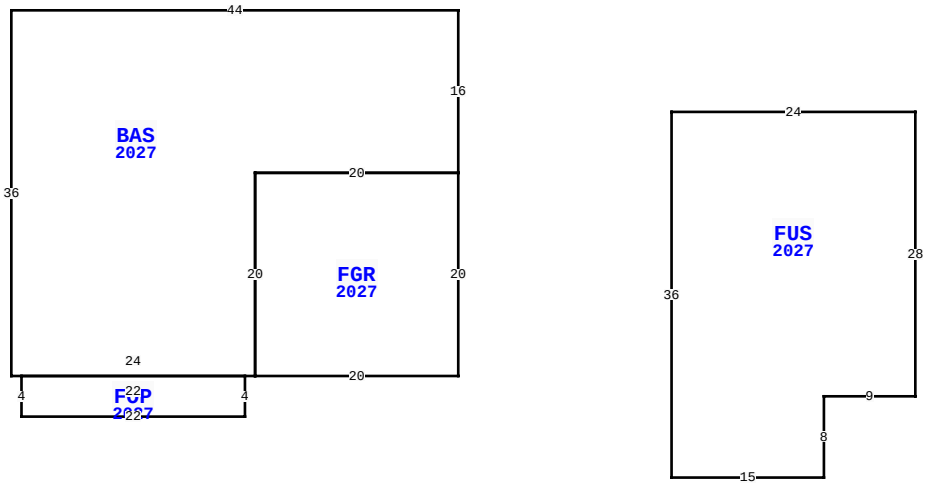
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	26716.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,184	100	2027	1,184	135,177
FGR	400	55	2027	220	25,117
FOP	88	30	2027	26	2,968
FUS	792	100	2027	792	90,423
TOTALS	2,464			2,222	253,686

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,222	103.7900	114.17	253,686	2026	2026	0	0	0	-1.25	100.00

1 SINGLE FAM 0% - 2027 Heated Area: 1976 HX Base Yr



351 SW WORRY FREE GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	0	0	0	400.00	UT	3.50	3.50	100	2027	2026		100	1,400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	253,686
TOTAL MARKET OB/XF VALUE	1,400
TOTAL LAND VALUE - MARKET	110,000
TOTAL MARKET VALUE	365,086
SOH/AGL Deduction	46,223
ASSESSED VALUE	318,863
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	318,863
TOTAL JUST VALUE	365,086
NCON VALUE	255,086
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054042	New Residential C	350,000	09/12/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1423/0491	10/30/2020	WD	Q	V	01	45,000

GRANTOR: GARY D & KELLY C HUNT

GRANTEE: ROBERT MITCHELL & A

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=80,10] W44 S36 E24 N20 E20 N16 $
FUS=[YR=2027;ORIG=125,20] W24 S36 E15 N8 E9 N28 $
FGR=[YR=2027;ORIG=60,26] E20 S20 W20 N20 $
FOP=[YR=2027;ORIG=37,46] E22 S4 W22 N4 $
.

LAND DESCRIPTION

TOTAL OB/XF 1,400

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	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							

REVIEW DATE 07/09/2026 BY HC Total Acres: 10.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 11/17/2026 BY SYS