

BEG AT SW COR SEC 21-6S-17E, RUN  
E 775.78 FT, S 47.35 FT TO A PT  
OF SEC 28, CONT S 1318.35 FT, W

MOSELEY TROY  
1432 SW CARL WILSON RD  
FORT WHITE, FL 32038

2026

28-6S-17-09797-001



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									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 116,880 <b>TOTAL MARKET VALUE</b> 5,454 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 5,454 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 5,454 <b>TOTAL JUST VALUE</b> 116,880 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 116,880											
																				<b>PERMIT NUM</b> DESCRIPTION AMT ISSUED 27824 PUMP/UTPOL 50 05/20/2009											
																				<b>SALES DATA</b> OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1349/0201 11/30/2017 QC U V 11 100 GRANTOR: SAMANTHA ANN MOSELEY GRANTEE: TROY MOSELEY 1334/2389 4/17/2017 PB U V 18 0 GRANTOR: COURT ORDER (SAMUEL G) GRANTEE: TROY MOSELEY											
DOR CODE 6200 PASTURE CLS33										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 04/08/2025 MLU											
<b>TOTALS</b> <b>EXTRA FEATURES</b>																															
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															
																	<b>BUILDING NOTES</b>  <b>BUILDING DIMENSIONS</b>														
<b>LAND DESCRIPTION</b>										<b>TOTAL OB/XF</b> 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	19.48	AC		1.00	1.00	1.00	280.00	280.00	5,454														
2	9910	M	MKT.VAL.AG	0			0.00	0.00	19.48	AC		1.00	1.00	1.00	6,000.00	6,000.00	116,880														
<b>REVIEW DATE</b> 04/08/2025 <b>BY</b> MLU Total Acres: 19.48 Total Land Value: 5,454 Market: 116,880 Agricultural: 5,454 Common: 0 <b>PRINTED 04/08/2026 BY SYS</b>																															