

BEG AT SE COR OF SE1/4 OF NW  
 1/4, RUN N 209.54 FT, W 1290.2  
 FT TO E R/W OF ROBERTS RD, S

HILLS OF FT WHITE  
 HOMEOWNERS ASSOCIATION INC, 248 SW POWDER CT  
 LAKE CITY, FL 32038

**2026**

30-6S-16-04002-099  


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> 1,035 <b>TOTAL MARKET VALUE</b> 1,035 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 1,035 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 1,035 <b>TOTAL JUST VALUE</b> 1,035 NCON VALUE 0 <b>INCOME VALUE</b> PREVIOUS YEAR MKT VALUE 1,035																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b> 38945      M H      0      11/26/2019																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1412/2507</td> <td>5/27/2020</td> <td>WD</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> </tbody> </table> GRANTOR: BULLARD MANAGEMENT SE GRANTEE: HILLS OF FT WHITE H 1254/1011      5/06/2013      WD      U      V      37      12,100 GRANTOR: WESTLEY L & LONNIE H GRANTEE: BULLARD MANAGEMENT										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1412/2507	5/27/2020	WD	U	V	11	100
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<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>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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	9400	C	RIGHTOFWAY	0		A-1	0.00	0.00	4.14	AC		1.00	1.00	1.00	250.00	250.00	1,035																										
<b>REVIEW DATE</b> 06/23/2021 <b>BY</b> MLU Total Acres: 4.14 Total Land Value: 1,035 Market: 0 Agricultural: 0 Common: 1,035 <b>PRINTED 05/11/2026 BY SYS</b>																																											