

AKA LOT 6 TURKEY CROSSING UNR: C
 SEC RUN S ALONG W LINE 1340.46 F
 S 46 DEG W 109.45 FT, S 75.18 FT

BKL INVESTMENT CO
 672 E DUVAL ST
 LAKE CITY, FL 32055

2026

32-5S-16-03745-106


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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 10,470 TOTAL LAND VALUE - MARKET 110,440 TOTAL MARKET VALUE 120,910 SOH/AGL Deduction 37,324 ASSESSED VALUE 83,586 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 83,586 TOTAL JUST VALUE 120,910 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 105,850																							
																				PERMIT NUM 34244 DESCRIPTION M H AMT 483 ISSUED 07/14/2016																							
																				SALES DATA <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>1291/1686</td> <td>3/10/2015</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>43,500</td> </tr> </tbody> </table> GRANTOR: RICHARD E & KATHRYN C GRANTEE: BKL INVESTMENT CO 1069/0247 12/01/2004 CD Q V 01 103,000 GRANTOR: BKL PARTNERSHIP GRANTEE: RATLIFF										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1291/1686	3/10/2015	QC	U	V	11	43,500
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1291/1686	3/10/2015	QC	U	V	11	43,500																																					
																				BUILDING NOTES																							
																				BUILDING DIMENSIONS																							
EXTRA FEATURES 446 SW TURKEY GLN, FORT WHITE										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/06/2026 MLU																							
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																										
1	0294	SHED WOOD/	0	0	11	30	330.00	UT	9.00	9.00	100	2017	2017	3	100	2,970																											
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	500																											
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																											
										TOTALS TOTAL OB/XF 10,470																																	
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	0700	C	MISC RES	0		A-1	0.00	0.00	10.04	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,440																										
REVIEW DATE 02/05/2020 BY BC Total Acres: 10.04 Total Land Value: 110,440 Market: 0 Agricultural: 0 Common: 110,440 PRINTED 05/08/2026 BY SYS																																											