

BEG NE COR OF SE1/4, RUN S 553.6 FT, N 554.01 FT, E 640.35 FT TO NE COR OF SE1/4, RUN S 553.65 FT

MATTHEWS CHARLES T REVOCABLE TRUST  
683 SW WILSON SPRINGS RD  
FORT WHITE, FL 32038

2026

32-6S-16-04019-000



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> 7,000 <b>TOTAL LAND VALUE - MARKET</b> 182,910 <b>TOTAL MARKET VALUE</b> 14,316 <b>SOH/AGL Deduction</b> 2,713 <b>ASSESSED VALUE</b> 11,603 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 11,603 <b>TOTAL JUST VALUE</b> 189,910 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 111,520																																																											
																				<b>BLDG:2:1: 2 MH'S PUT TOGETHER NO RP PAPER IN FILE</b> <b>XFOB:1:1: 2 MH'S PUT TOGETHER - NO RP PAPER IN FIL</b>																																																											
DOR CODE 6200 PASTURE CLS33										PERMIT NUM										DESCRIPTION										AMT										ISSUED																																							
MAP NUM										NEIGHBORHOOD/LOC 32616.00 1.00/																																																																					
AREA TYPE										TOTAL GROSS AREA										PCT OF BASE										YEAR										TOT ADJ AREA										SUBAREA MARKET VALUE																													
TOTALS																				BLD DATE										LGL DATE										05/07/2026										MLU																													
EXTRA FEATURES																				XF DATE																																																											
																				INC DATE																																																											
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	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																																																	
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	26.13	AC		1.00	1.00	1.00	280.00	280.00	7,316																																																														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	26.13	AC		1.00	1.00	1.00	7,000.00	7,000.00	182,910																																																														
REVIEW DATE 06/11/2015 BY DF																				Total Acres: 26.13										Total Land Value: 7,316										Market: 182,910										Agricultural: 7,316										Common: 0										PRINTED 06/08/2026 BY SYS									