COMM AT SE COR OF NW1/4 OF SW 1/
W 504.15 FT FOR POB, CONT W 272.
N 636.82 FT, TO CENTERLINE OF 50

KLINE CHARLES
P O BOX 272
WHITE SPRINGS, FL 32096

2027

33-2S-16-01818-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	33216.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	900
TOTAL LAND VALUE - MARKET	36,360
TOTAL MARKET VALUE	37,260
SOH/AGL Deduction	9,784
ASSESSED VALUE	27,476
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	27,476
TOTAL JUST VALUE	37,260
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	37,260

SALE:1:1: SALE WAS FOR 5.04 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1168/2032	1/08/2008	QC	Q	V	01	100
GRANTOR: CHARLES & SIMONNE M K						
GRANTEE: CHARLES KLINE						
1019/0515	6/24/2004	WD	Q	V		17,500
GRANTOR: ROBERT H & DORA J NAF						
GRANTEE: CHARLES LEE & SIMON						

BUILDING NOTES

BUILDING DIMENSIONS

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 900

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	9901	C	AC/XFOB	0		A-1	0.00	0.00	4.04	AC		1.00	1.00	1.00	9,000.00	9,000.00	36,360							

REVIEW DATE 04/05/2018 BY KR — Total Acres: 4.04 — Total Land Value: 36,360 — Market: 0 — Agricultural: 0 — Common: 36,360 — PRINTED 11/17/2026 BY SYS