

PART OF LOT 4 SOUTH WIND S/D DES  
 COR OF LOT 4, RUN S 419.52 FT FO  
 179.98 FT TO SE COR OF SAID LOT

MCLEAN DACRE ANDRE  
 2436 ATRIUM CIR  
 ORLANDO, FL 32808

2026

33-5S-16-03751-224  


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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 15,000 TOTAL MARKET VALUE 15,000 SOH/AGL Deduction 0 ASSESSED VALUE 15,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 15,000 TOTAL JUST VALUE 15,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 15,000													
DOR CODE		0000 VACANT																		PERMIT NUM				DESCRIPTION				AMT				ISSUED			
MAP NUM																																			
NEIGHBORHOOD/LOC		33516.020 1.00/																																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA																			
																OFF RECORD Number DATE TYPE Q U V I RSN CD SALE PRICE 1271/1816 3/24/2014 WD U V 11 100 GRANTOR: ALBERT F THOMAS & PEA GRANTEE: DACRE ANDRE' MCLEAN																			
TOTALS										238 SW SUNVIEW ST, FORT WHITE										BLD DATE				LGL DATE				05/10/2024				MLU			
EXTRA FEATURES																				XF DATE				LAND DATE											
																				INC DATE				AG 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	BUILDING NOTES																		
																	BUILDING DIMENSIONS																		
LAND DESCRIPTION										TOTAL OB/XF										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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.30	50,000.00	15,000.00	15,000																		
REVIEW DATE 05/10/2024 BY MLU Total Acres: 1.75 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 05/12/2026 BY SYS																																			