

COMM NE COR OF NW1/4 OF SW1/4, R
W 210 FT, S 105 FT FOR POB, CONT
FT, N 105 FT, E 210 FT TO POB.

FLEMING AUBRILL/SMITH NATASHA
326 SW PLYMOUTH AVE
FORT WHITE, FL 32038

2026

33-6S-16-04045-006


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: 4 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 3,000 TOTAL LAND VALUE - MARKET 9,180 TOTAL MARKET VALUE 12,180 SOH/AGL Deduction 0 ASSESSED VALUE 12,180 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 12,180 TOTAL JUST VALUE 12,180 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 11,160											
DOR CODE		0700 MISC IMPROVED																		PERMIT NUM 000055454 Mobile Home 04/10/2026 000055324 Right-of-Way Acce 03/25/2026											
MAP NUM		16.00		MKT AREA						02												SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1531/983 1/03/2025 QC U I 11 100 GRANTOR: FLEMING MARY ELIZABET GRANTEE: FLEMING AUBRILL									
NEIGHBORHOOD/LOC		1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
																				TOTALS 328 SW PLYMOUTH AVE, FORT WHITE BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/08/2026 MLU				BUILDING NOTES							
EXTRA FEATURES																				BUILDING DIMENSIONS											
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	9947	Septic	0 0	0 0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																	

LAND DESCRIPTION										TOTAL OB/XF														
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	0000	C	VAC RES	0			0.00	0.00	0.51	AC		1.00	1.00	1.00	18,000.00	18,000.00	9,180							