COMM NE COR, RUN W 1667.05 FT, S TO N R/W CR-18 FOR POB, RUN N 62 FT, S 620 FT, W 386.42 FT TO POB

BRADLEY GEORGE MIKEL
P O BOX 762
FORT WHITE, FL 32038-0762

2026

34-6S-16-04055-000

BUILDING CHARACTERISTICS

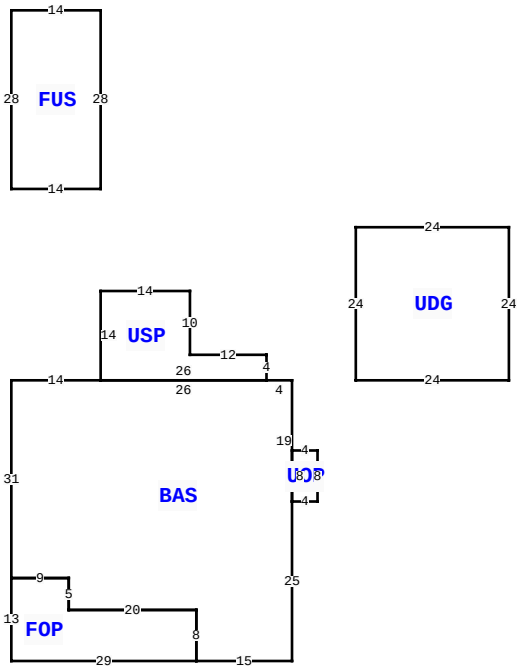
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,659	100		1,659	138,752
FOP	277	30		83	6,942
FUS	392	100		392	32,785
UDG	576	55		317	26,512
UOP	32	20		6	502
USP	244	35		85	7,109
TOTALS	3,180			2,542	212,601

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,542	114.8868	128.67	327,079	1993	1993	0	0	0	35.00	65.00

2 SINGLE FAM 100% - 2001 Heated Area: 2051 HX Base Yr 2001



5703 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	03/16/2022 MLU
XF DATE		LAND DATE	
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	212,601
TOTAL MARKET OB/XF VALUE	406
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	219,009
SOH/AGL Deduction	79,624
ASSESSED VALUE	139,385
TOTAL EXEMPTION VALUE	HX HB SX 13 139,385
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	235,007
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	235,007

LAND:2:1: JOINS FAMILY PROPERTY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8827	SFR	79,000	09/12/1994
6581	SFR	50,000	11/16/1992
6744	SFR	5,000	01/07/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	/ V I	/ RSN CD	SALE PRICE
1025/2139	6/07/2004	QC	Q	I	01	100
GRANTOR: WILLIAM, JAMES, JANE,						
GRANTEE: GEORGE MIKEL BRADLE						
0866/1058	9/24/1998	WD	Q	I	01	8,300
GRANTOR: MAUDIE W BRADLEY BY G						
GRANTEE: GEORGE M BRADLEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S31 FOP= S13 E29 N8W20 N5 W9$ E9 S5 E20 S8 E15 N25
UOP= E4 N8 W4 S8$ N19 W4 USP= N4 W12 N10 W14 S14 E26$W26$
PTR=N30 FUS= N28 W14 S28E14$ S30$ PTR=E40 UDG= E24 N24 W24
S24$ W40$.

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	0166	CONC,PAVMT	0	100	0	0	290.00	UT	1.40	1.40	100	0	0	3	100	406	

LAND DESCRIPTION

TOTAL OB/XF 406

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,000.00	4,000.00	4,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	445.00	445.00	2,002							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	4,000.00	4,000.00	18,000							

REVIEW DATE 06/23/2015 BY DF Total Acres: 5.50 Total Land Value: 6,002 Market: 18,000 Agricultural: 2,002 Common: 4,000 PRINTED 06/29/2026 BY SYS