COMM NW COR OF SEC, E 3054.92 FT
330.47 FT, S 673.50 FT, W 330.47
TO POB EX R/W ON N SIDE & BEG 26

BLOOMFIELD MICHAEL A/BLOOMFIELD LESLIE J
1642 SW COOK ST
FORT WHITE, FL 32038

**2027**

**34-6S-16-04056-006**

## BUILDING CHARACTERISTICS

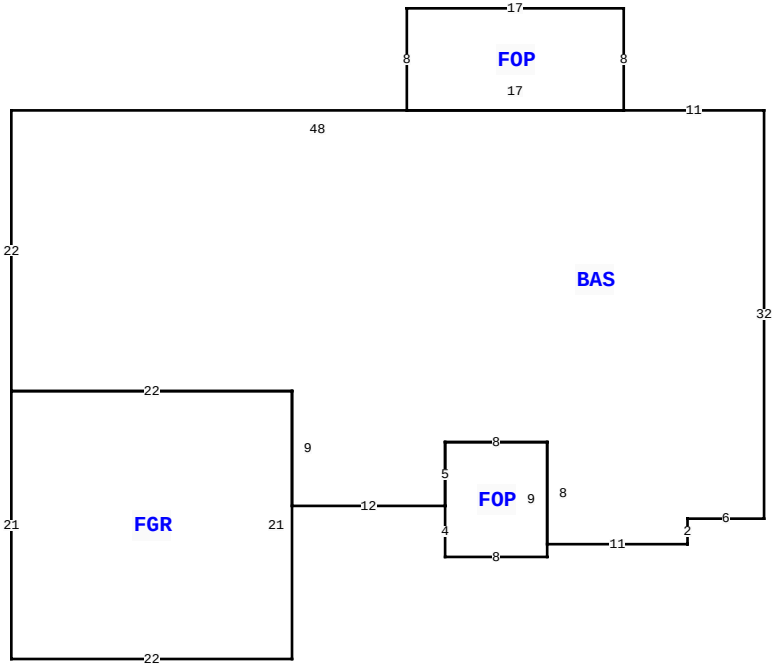
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 32 | HARDIE BRD 100 |
| Roof Structur | 08 | IRREGULAR 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 08 | SHT VINYL 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Quality | 06 | 06 |
| 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 | 1,630 | 100 | | 1,630 | 199,942 |
| FGR | 462 | 55 | | 254 | 31,157 |
| FOP | 72 | 30 | | 22 | 2,698 |
| FOP | 136 | 30 | | 41 | 5,030 |
| TOTALS | 2,300 | | | 1,947 | 238,826 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,947 | 121.2057 | 133.33 | 259,594 | 2017 | 2017 | 0 | 0 | 0 | 8.00 | 92.00 |

1 SINGLE FAM 100% - 2018 Heated Area: 1630 HX Base Yr 2018




1642 SW COOK ST, FORT WHITE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/07/2026 MLU |
| INC DATE | | AG DATE | |

## 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 | 512.00 | UT | 2.00 | 2.00 | 100 | 2017 | 2017 | 3 | 100 | 1,024 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 10 | 14 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| 3 | 0020 | BARN,FR | 0 | 0 | 12 | 20 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,000 | |
| 4 | 0021 | BARN,FR AE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 100 | |
| 5 | 0294 | SHED WOOD/ | 0 | 0 | 12 | 30 | 360.00 | UT | 12.00 | 12.00 | 50 | 2008 | 2008 | 3 | 50 | 2,160 | |
| 6 | 0020 | BARN,FR | 0 | 0 | 20 | 60 | 1,200.00 | UT | 10.00 | 10.00 | 100 | 2015 | 2015 | 3 | 100 | 12,000 | |
| 7 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,000.00 | 1,000.00 | 100 | 2026 | 2025 | | 100 | 1,000 | |
| 8 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,000.00 | 1,000.00 | 100 | 2026 | 2025 | | 100 | 1,000 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 238,826 |
| TOTAL MARKET OB/XF VALUE | | 18,684 |
| TOTAL LAND VALUE - MARKET | | 144,830 |
| TOTAL MARKET VALUE | | 279,827 |
| SOH/AGL Deduction | | 76,608 |
| ASSESSED VALUE | | 203,219 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 151,808 |
| TOTAL JUST VALUE | | 402,340 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 406,675 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 34662 | SFR | 668 | 11/16/2016 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1294/0439 | 4/23/2015 | WD | U | I | 34 | 0 |
| GRANTOR: DAVID L & CAROLINE K | | | | | | |
| GRANTEE: MICHAEL A & LESLIE | | | | | | |
| 0952/1759 | 4/03/2002 | AG | Q | I | 03 | 45,000 |
| GRANTOR: DAVID & CAROLINE PORT | | | | | | |
| GRANTEE: MICHAEL & LESLIE BL | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W11 FOP= N8 W17 S8 E17$ W48 S22 FGR= S21 E22 N21 W22$
E22 S9 E12 FOP= S4 E8 N9 W8 S5$ N5 E8 S8 E11 N2 E6 N32$.

## LAND DESCRIPTION

TOTAL OB/XF 18,684

| 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 | 7,000.00 | 7,000.00 | 7,000 | | | | | | | |
| 2 | 0000 | C | VAC RES | 0 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 7,000 | | | | | | | |
| 3 | 5500 | A | TIMBER 2 | 0 | | A-1 | 0.00 | 0.00 | 4.00 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 1,780 | | | | | | | |
| 4 | 5500 | A | TIMBER 2 | 0 | | A-1 | 0.00 | 0.00 | 14.69 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 6,537 | | | | | | | |
| 5 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 4.00 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 28,000 | | | | | | | |
| 6 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 14.69 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 102,830 | | | | | | | |

REVIEW DATE 05/20/2026 BY NH Total Acres: 20.69 Total Land Value: 22,317 Market: 130,830 Agricultural: 8,317 Common: 14,000 PRINTED 11/16/2026 BY SYS