LOT 6 FORT WHITE HEIGHTS REPLAT.
727-693, 977-119, QC 1003-1393,Q

BUELL TODD WILLIAM
6150 SW CR 18
FORT WHITE, FL 32038

2027

34-6S-16-04059-406

BUILDING CHARACTERISTICS

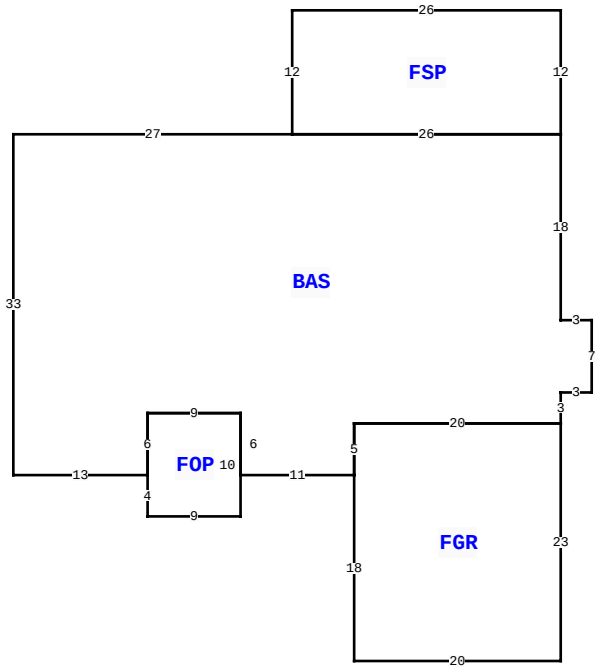
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34616.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100		1,616	158,803
FGR	460	55		253	24,862
FOP	90	30		27	2,654
FSP	312	40		125	12,284
TOTALS	2,478			2,021	198,602

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,021	110.2890	121.32	245,188	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2013 Heated Area: 1616 HX Base Yr 2013



6150 SW COUNTY ROAD 18 , FORT WHITE

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
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	2,984.00	UT	2.50	2.50	100	2006	2006	3	100	7,460	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	300	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
4	0060	CARPORT F	0	100	0	0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		198,602
TOTAL MARKET OB/XF VALUE		11,760
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		240,362
SOH/AGL Deduction		81,817
ASSESSED VALUE		158,545
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		107,134
TOTAL JUST VALUE		240,362
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		243,964

SALE:2:1: 5 LOTS - 5 PRCLS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050703	Roof Replacement	14,700	08/29/2024
24039	SFR	416	01/17/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/1081	10/11/2022	LE	U	I	14	100
GRANTOR: BUELL TODD W						
GRANTEE: BUELL TODD W (ENH L						
1252/2641	4/15/2013	QC	U	I	30	100
GRANTOR: LISA BUELL						
GRANTEE: TODD BUELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W27 S33 E13 N6 E9 S6 E11 N5 E20 N3 E3 N7 W3 N18 W26 $
FGR=[ORIG=6,33] S18 E20 N23 W20 S5 $
FSP=[ORIG=26,0] N12 W26 S12 E26 $
FOP=[ORIG=-14,33] S4 E9 N10 W9 S6 $
.

LAND DESCRIPTION

TOTAL OB/XF 11,760

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.25	24,000.00	30,000.00	30,000							

REVIEW DATE 05/27/2026 BY NH Total Acres: 0.92 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/16/2026 BY SYS