LOT 6 PARKER WOODS S/D.

767-775, 845-2171, WD 1043-1832,

BRADLEY CHARLES J/BRADLEY DIANA L
399 SW HAWTHORNE TERR
FT WHITE, FL 32038

2026

35-6S-16-04074-106

BUILDING CHARACTERISTICS

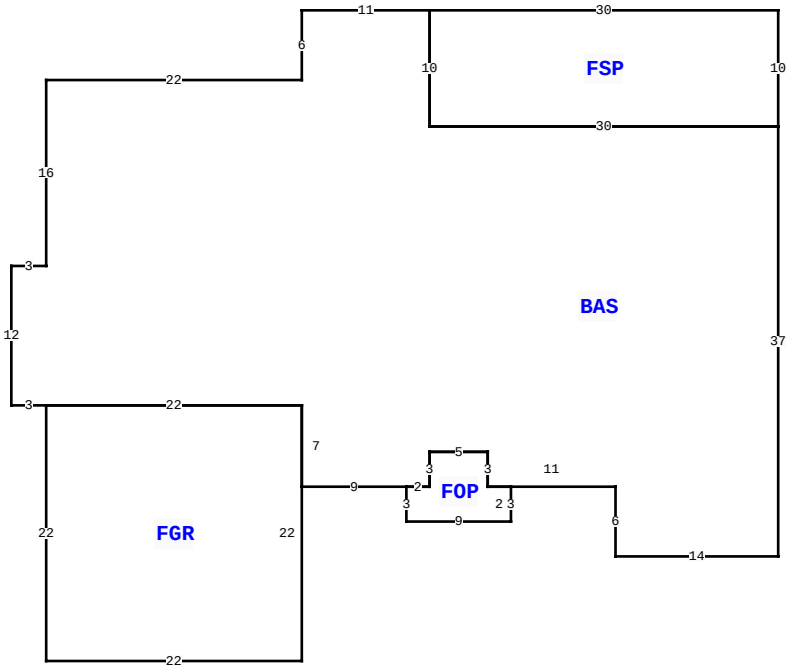
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35616.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,102	100		2,102	219,264
FGR	484	55		266	27,747
FOP	42	30		13	1,356
FSP	300	40		120	12,517
TOTALS	2,928			2,501	260,885

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,501	113.5820	127.21	318,152	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2008 Heated Area: 2102 HX Base Yr 2008



399 SW HAWTHORNE TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	654.00	UT	3.00	3.00	100	2007	2007	3	100	1,962	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2026	2025		100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		260,885
TOTAL MARKET OB/XF VALUE		4,362
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		330,247
SOH/AGL Deduction		132,201
ASSESSED VALUE		198,046
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		146,635
TOTAL JUST VALUE		330,247
NCON VALUE		1,200
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		317,228

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052188	Roof Replacement	17,230	01/29/2025
24199	SFR	643	03/07/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1043/1836	3/30/2005	WD	Q	V		35,000
GRANTOR: SUSAN E MOORE						
GRANTEE: CHARLES J & DIANA L						
1043/1832	3/30/2005	WD	U	V	08	15,700
GRANTOR: PARKER LAND CO						
GRANTEE: SUSAN E MOORE & JOH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 S6 W22 S16 W3 S12 E3 FGR= S22 E22 N22 W22$ E22 S7 E9 FOP= S3 E9 N3 W2 N3 W5 S3 W2$ E2 N3 E5 S3 E11 S6 E14 N37 FSP= N10 W30 S10 E30$ W30 N10$.

LAND DESCRIPTION

TOTAL OB/XF 4,362

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		RSF/MH	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 06/02/2026 BY NH Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/19/2026 BY SYS