34 1S 15E
SE/4 OF SE/4 LESS A 20' WIDE
STRIP DESC IN ORB 315-328

CASON ALEX DEWITT
10078 SE 154TH AVE
WHITE SPRINGS, FL 32096

2025

1728-000

HAMILTON COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	00	. 100
Frame	02	WOOD FRAME 100
Exterior Wall	24	CORG METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	09	PINE WOOD 90
Interior Floo	14	CARPET 10
Heating Type	01	NONE 100
Air Condition	01	NONE 100
Bathrooms		1 100
Bedrooms		1 100
Stories	1.	1. 100
Units		0 100
Quality	02	Quality Level 02

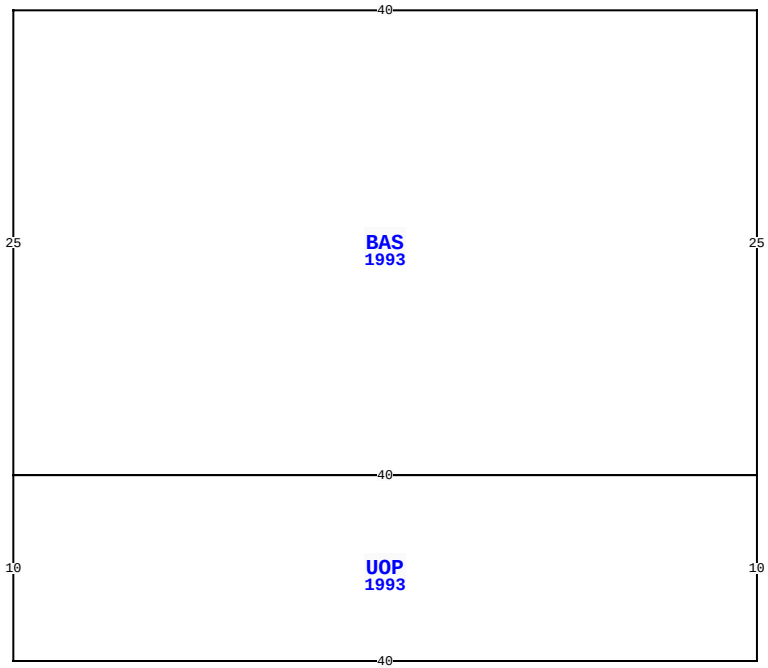
DOR CODE	5000	IMPROVED AG	
MAP NUM	119	MKT AREA	04
NEIGHBORHOOD/LOC	1000.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100	1993	1,000	16,419
UOP	400	20	1993	80	1,313
TOTALS	1,400			1,080	17,732

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,080	52.1250	54.73	59,108		1940	0	0	0	70.00	30.00

1 SINGLE FAM 100% - 0 Heated Area: 1000 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/18/2024 MLU
INC DATE		AG DATE	

9970 SE 154TH AVE, WHITE SPRINGS

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		17,732
TOTAL MARKET OB/XF VALUE		10,147
TOTAL LAND VALUE - MARKET		167,600
TOTAL MARKET VALUE		58,518
SOH/AGL Deduction		21,403
ASSESSED VALUE		37,115
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		12,115
TOTAL JUST VALUE		195,479
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		193,542

OTHER XFOB NOT VALUED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0403/0142	2/21/1997	MS	Q	V	02	100

GRANTOR: CASON AVIS ETAL
GRANTEE: CASON ALEX DEWITT

BUILDING NOTES

DO NOT KNOW AYB

BUILDING DIMENSIONS

BAS=[YR=1993] W40 S25 UOP=[YR=1993] S10 E40 N10 W40$ E40 N25$.

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	0185	U-5 LCF	0	100	18	27	486.00	SF	5.72	5.72	20	0	0	3	20	556	
2	1410	DEEP WELL	0	100	0	0	1.00	UT	4,800.00	4,800.00	100	0	0	3	100	4,800	
3	1420	SEPTIC	0	100	0	0	1.00	UT	2,600.00	2,600.00	100	0	0	3	100	2,600	
4	0180	U-5 LC	0	100	20	12	240.00	SF	4.62	4.62	80	0	0	3	80	887	
5	0190	U-5 AVG	0	100	12	20	240.00	SF	5.72	5.72	95	2024	2023		95	1,304	

LAND DESCRIPTION

TOTAL OB/XF 10,147

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	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	000000	C	VAC RES	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
3	005501	A	TIMB2/95	0			0.00	0.00	12.00	AC		1.00	1.00	1.00	450.00	450.00	5,400							
4	005601	A	TIMB3/95	0			0.00	0.00	25.40	AC		1.00	1.00	1.00	285.00	285.00	7,239							
5	009910	M	MKT.VAL.AG	0			0.00	0.00	37.40	UT		1.00	1.00	1.00	4,000.00	4,000.00	149,600							

REVIEW DATE 11/01/2023 BY BEDZ Total Acres: 39.40 Total Land Value: 30,639 Market: 149,600 Agricultural: 12,639 Common: 18,000 PRINTED 10/15/2025 BY SYS