

COLUMBIA COUNTY

Property Appraiser

Parcel 03-6S-16-03766-118

Owners

BROOKS DONALD K
BROOKS JACLYN C
407 SW CHIEFLAND LN
FORT WHITE, FL 32038

GSA GIS

Pictometry

Parcel Summary

Location	326 SW CHIEFLAND LN
Use Code	5000: IMPROVED AG
Tax District	3: COUNTY
Acreage	23.0600
Section	03
Township	6S
Range	16
Subdivision	APALAC TRA
Exemptions	01: HOMESTEAD (196.031a&b) (100%)

Additional Site Addresses

407 SW CHIEFLAND LN

Legal Description

LOT 18 APPALACHIE TRACE UNR: COMM NE COR,
RUN S 1376.48 FT FOR POB, CONT S 1125.22 FT,
N 65 DEG W 439.43 FT TO E END OF A PRIV RD,
NE 30 FT TO N R/W OF PRIV RD, RUN NW 65 DEG
67.64 FT, N 931.08 FT, SE 77 DEG 458.21 FT TO
POB. AND LOT 19 APPALACHIE TRACE UNR:
BEG NE COR OF SE1/4 RUN S ALONG E LINE 447.28
FT, W 703.65 FT, N 776.96 FT TO A PT ON N LINE
OF CONSERVATION EASEMENT, CONT N 120 FT TO A
PT ON S R/W OF A PRIVATE RD, RUN SE 78 DG ALONG
R/W 245.70 FT, SE 65 DG ALONG R/W 61.11

FT, NE 24 DG 30 FT, SE 439.43 FT TO PT ON E SEC
LINE, S ALONG SEC LINE 191.19 FT TO POB.

ORB 842-1809, 880-2226, JTWRS 894-1478,
948-1879, 960-1751, 847-1336,
CT 1033-2754, 1039-1773.



Working Values

	2025
Total Building	\$236,426
Total Extra Features	\$18,296
Total Market Land	\$160,720
Total Ag Land	\$6,243
Total Market	\$415,442
Total Assessed	\$178,679
Total Exempt	\$50,722
Total Taxable	\$127,957
SOH Diff	\$88,586

Value History

	2024	2023	2022	2021	2020	2019
Total Building	\$239,381	\$221,550	\$193,900	\$165,498	\$153,109	\$142,807
Total Extra Features	\$18,296	\$18,296	\$14,546	\$11,296	\$10,096	\$10,096
Total Market Land	\$160,720	\$137,760	\$114,800	\$66,595	\$63,306	\$63,306
Total Ag Land	\$6,243	\$6,243	\$6,331	\$5,890	\$5,515	\$5,404
Total Market	\$418,397	\$377,606	\$323,246	\$243,389	\$226,511	\$216,209
Total Assessed	\$173,971	\$169,243	\$164,741	\$159,843	\$156,234	\$152,856
Total Exempt	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
Total Taxable	\$123,971	\$119,243	\$114,741	\$109,843	\$106,234	\$102,856
SOH Diff	\$96,249	\$82,246	\$54,536	\$28,611	\$14,967	\$7,932

Document/Transfer/Sales History

Instrument / Official Record	Date	Q/U	Reason	Type	V/I	Sale Price	Ownership
WD 0960/1751	2002-08-15	Q		WARRANTY DEED	Vacant	\$26,000	Grantor: COLUMBIA TIMBERLANDS LTD Grantee: DONALD & JACLYN BROOKS

Instrument / Official Record	Date	Q/U	Reason	Type	V/I	Sale Price	Ownership
<u>CT</u> 0948/1879	2002-02-20	<u>Q</u>	<u>01</u>	CERTIFICATE OF TITLE	Vacant	\$500	Grantor: CLERK OF COURT (WINSTON & NEUSSER FORCLOSURE) Grantee: COUMBIA TIMBERLANDS
<u>WD</u> 0894/1478	1999-12-15	<u>Q</u>		WARRANTY DEED	Vacant	\$24,000	Grantor: COLUMBIA TIMBERLANDS Grantee: WINSTON & NEUSSER (JTWRS)
<u>CT</u> 0880/2226	1999-05-06	<u>Q</u>	<u>01</u>	CERTIFICATE OF TITLE	Vacant	\$1,000	Grantor: CLERK OF COURT (H SCOTT FORECLOSURE) Grantee: COLUMBIA TIMBERLANDS
<u>WD</u> 0842/1809	1997-07-15	<u>Q</u>		WARRANTY DEED	Vacant	\$24,000	Grantor: COLUMBIA TIMBERLANDS Grantee: H SCOTT

Buildings

Building # 1, Section # 1, 151308, SFR

Type	Model	Heated Sq Ft	Repl Cost New	YrBlt	WAY	Other % Dpr	Normal % Dpr	% Cond	Value
<u>0100</u>	<u>01</u>	2518	\$295,532	2004	2004	0.00%	20.00%	80.00%	\$236,426

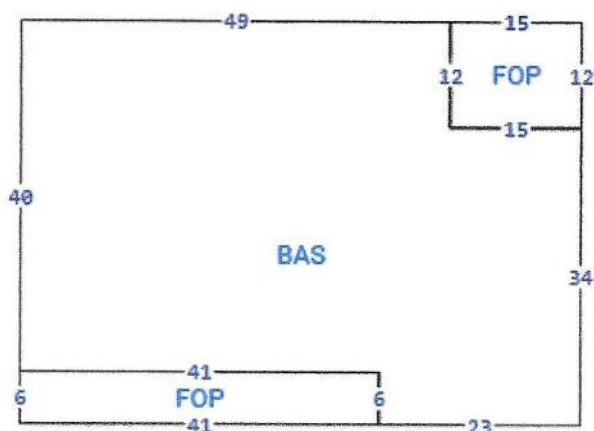
Structural Elements

Type	Description	Code	Details
EW	Exterior Wall	32	HARDIE BRD
RS	Roof Structure	03	GABLE/HIP
RC	Roof Cover	03	COMP SHNGL
IW	Interior Wall	05	DRYWALL
IF	Interior Flooring	14	CARPET
IF	Interior Flooring	08	SHT VINYL
AC	Air Conditioning	03	CENTRAL
HT	Heating Type	04	AIR DUCTED
BDR	Bedrooms	4.00	
BTH	Bathrooms	3.00	
FR	Frame	02	WOOD FRAME
STR	Stories	1.	1.

Type	Description	Code	Details
AR	Architectural Type	05	CONV
COND	Condition Adjustment	03	03
KTCH	Kitchen Adjustment	01	01

Subareas

Type	Gross Area	Percent of Base	Adjusted Area
<u>BAS</u>	2,518	100%	2,518
<u>FOP</u>	180	30%	54
<u>FOP</u>	246	30%	74



Extra Features

Code	Description	Length	Width	Units	Unit Price	<u>AYB</u>	% Good Condition	Final Value
0180	FPLC 1STRY			1.00	\$2,000.00	2004	100%	\$2,000
0166	CONC,PAVMT			564.00	\$2.00	2004	100%	\$1,128
0294	SHED WOOD/VINYL			120.00	\$7.50	2002	70%	\$630
0252	LEAN-TO W/O FLOOR	10	25	250.00	\$1.25	2006	100%	\$313
9945	Well/Sept			1.00	\$7,000.00		100%	\$7,000
0252	LEAN-TO W/O FLOOR	10	25	250.00	\$2.50	2006	100%	\$625
0030	BARN,MT	32	25	800.00	\$6.75	2006	100%	\$5,400
0190	FPLC PF			1.00	\$1,200.00	2020	100%	\$1,200

Land Lines

Code	Description	Zone	Front	Depth	Units	Rate/Unit	Acreage	Total Adj	Value
0100	SFR	<u>A-1</u>	.00	.00	1.00	\$7,000.00/ <u>AC</u>	1.00	0.90	\$6,300
5600	TIMBER 3	<u>A-1</u>	.00	.00	22.06	\$283.00/ <u>AC</u>	22.06	1.00	\$6,243
9910	MKT.VAL.AG		.00	.00	22.06	\$7,000.00/ <u>AC</u>	22.06	1.00	\$154,420

Personal Property

None

Permits

Date	Permit	Type	Status	Description
Mar 30, 2020	39487	M H	COMPLETED	M H
Mar 1, 2011	29184	MAINT/ALTR	COMPLETED	MAINT/ALTR
	21590	SFR	COMPLETED	SFR

TRIM Notices

2024

2023

2022

Disclaimer

All parcel data on this page is for use by the Columbia County Assessor for assessment purposes only. The summary data on this page may not be a complete representation of the parcel or of the improvements thereon. Building information, including unit counts and number of permitted units, should be verified with the appropriate building and planning agencies. Zoning information should be verified with the appropriate planning agency. All parcels are reappraised each year. This is a true and accurate copy of the records of the Columbia County Assessor's Office as of March 04, 2025.

Copyright © 2022 Columbia County. All rights reserved.