

Parcel: 18-2S-16-01638-000 (5081)

Owner & Property Info

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Owner	SUWANNEE VALLEY RESORT LLC 786 NW STEPHEN FOSTER DR WHITE SPRINGS, FL 32096		
Site	786 NW STEPHEN FOSTER DR, WHITE SPRINGS		
Description*	COMM SE COR OF NW1/4, RUN N 60 FT FOR POB, RUN W 823.11 FT TO E R/W OF RD, RUN N ALONG R/W 1514.05 FT, NE'LY 305.93 FT TO RIVER, SE ALONG RIVER TO E LINE OF NW1/4, S TO POB. (AKAA PART OF STEPHEN FOSTER S/D. (CAMPGROUND)) (A PORTION OF THIS DESCRIPTION INC ...more>>>		
Area	29.3 AC	S/T/R	18-2S-16
Use Code**	CAMPS (3600)	Tax District	3

\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.  
\*\*The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$175,800	Mkt Land	\$197,775
Ag Land	\$0	Ag Land	\$0
Building	\$265,118	Building	\$286,354
XFOB	\$220,940	XFOB	\$400,390
Just	\$661,858	Just	\$884,519
Class	\$0	Class	\$0
Appraised	\$661,858	Appraised	\$884,519
SOH/10% Cap	\$0	SOH/10% Cap	\$156,475
Assessed	\$661,858	Assessed	\$884,519
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$661,858 city:\$0 other:\$0 school:\$661,858	Total Taxable	county:\$728,044 city:\$0 other:\$0 school:\$884,519

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/30/2014	\$850,000	1282 / 1659	WD	I	U	30
6/30/2010	\$100	1197 / 2014	CT	I	U	18
1/6/2004	\$860,000	1004 / 1051	WD	I	Q	
6/22/2000	\$405,000	904 / 2194	WD	I	Q	
3/11/1996	\$334,000	818 / 2250	WD	I	Q	
3/15/1995	\$150,000	803 / 1213	CT	I	U	11
1/15/1990	\$800,000	710 / 110	WD	I	U	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	REC FACIL (5800)	1974	6150	8450	\$238,169
Sketch	MANUF 1 (0201)	2004	384	480	\$21,611
Sketch	MANUF 1 (0201)	2004	480	576	\$26,574

\*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

Extra Features & Out Buildings

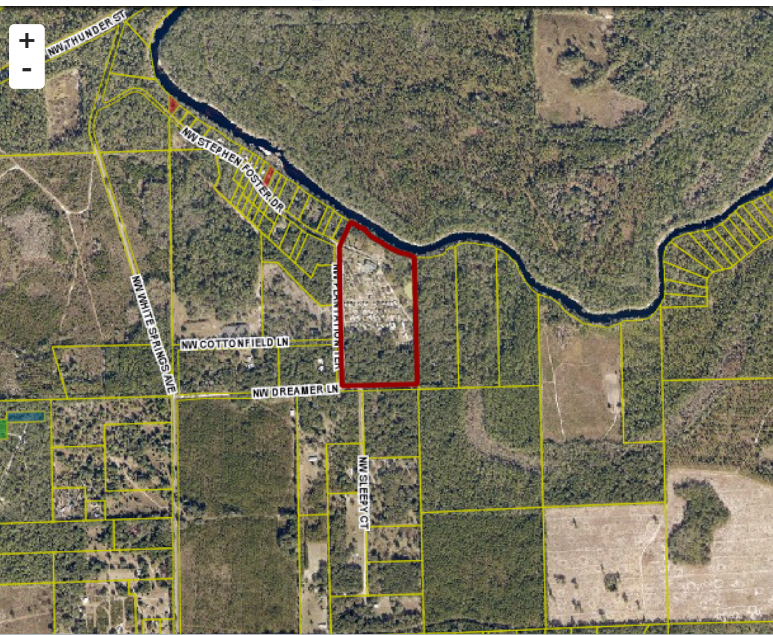
Code	Desc	Year Blt	Value	Units	Dims
0258	PATIO	0	\$780.00	1.00	0 x 0
0270	POOL COMM	0	\$20,000.00	1.00	0 x 0
0120	CLFENCE 4	0	\$680.00	1.00	0 x 0
9915	RV SITE	0	\$291,000.00	97.00	0 x 0
0296	SHED METAL	2018	\$10,800.00	1200.00	24 x 50
0294	SHED WOOD/VINYL	0	\$1,000.00	1.00	0 x 0
0020	BARN,FR	0	\$5,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	0	\$400.00	1.00	0 x 0
0261	PRCH, UOP	0	\$400.00	1.00	0 x 0
0040	BARN,POLE	1993	\$1,500.00	1.00	20 x 30
0084	DOCK-RIVER	2004	\$8,700.00	1500.00	0 x 0
0296	SHED METAL	2005	\$2,240.00	320.00	16 x 20
0169	FENCE/WOOD	2012	\$57,350.00	3700.00	0 x 0
0070	CARPORT UF	2018	\$540.00	360.00	15 x 24

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
8220	RECREATION (MKT)	29.300 AC	1.0000/1.0000 1.0000/1.5000000 /	\$6,750 /AC	\$197,775

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



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