## **\*\*\*NOT FOR PUBLIC DISTRIBUTION: MEMBERS ONLY\*\*\***

RE Detache	ed			3464 SW C	R 138 Avenue		LP: \$549,900,00
	361 Partial List	ina			e FL 32038		SP:
MLS# Temp-	30. Partial List	ing	_			10	
				Bedrooms	3	County Subdiv	Columbia Not In Subdivision
				Baths	2		
				Half-Baths	0	Assoc	None
				Split BR Plan	2 Way	AssocFee	
	Phot	0		Year Built	1999	AssocFeeF	
	PHOL	U		SFHeatCool	2,124	Parcel Size	
				SFCovered		Condition	Other
	Not	6		SqFt Source	SF from Tax Roll	Pool Y/N	Yes
	1400			List Price / Sql	Ft	Garage Y/N	N No
A	vaila	hla		Builder Name		# of Garage	
-	valia	ule		Model		Bank Own	
				BldrWarr		Short Sale	Y/N No
				Style	Ranch		
						Sect-Twp	<b>-Rng</b> 23 7s 16
and Date COL			C DAN C	D 138 DUNE 300	FT FOR POB CONT E	500 FT RUN S 976 99	FT, W 499.90 FT, N 968.08 FT TO
	D 1023-2164, WD 1			-130, RUN E 300	THORE OD, CONTEX		
OB. 777-917, Wi Schools - Elem:	D 1023-2104, WD 1	419-1400		Middle:		High:	:
				HOA:		Association Phone	
Igmt Co:			0004		/ Usersataad Evenen		xID 23-7S-16-04300-003
axes Annual		Tax Year	2021		/ear Homestead Exemp Ag Exemption	ast Year Applied	Save Our Homes Y/N Yes
	Columbia County	Zoning			÷ ·		, bar, stables, garage/workshop ,
irections From	175 Exit 399 High S	prings Take US	441/US H	wy 27 North throug	h High Springs. Take Lef	on CR 138 flashing lig	ht. 3.3 miles and home is on left after
	175 Exit 399 High S	prings Take US	6441/US H	lwy 27 North throug	h High Springs. Take Lefi		ht. 3.3 miles and home is on left after
urve.	Cooktop - Electric	, Dishwasher, D	)isposal, D	Dryer, Microwave,	Heating and Cooling	Central H/C Electric	ht. 3.3 miles and home is on left after
urve. Appliances	Cooktop - Electric Oven - Electric, Ro	, Dishwasher, D əfrigerator, Was	)isposal, D sher, Wate	Dryer, Microwave, er Softener	Heating and Cooling Hot Water Source	Central H/C Electric Electric	ht. 3.3 miles and home is on left after
urve. ppliances Equipment	Cooktop - Electric Oven - Electric, Re Gated Entrance, C	, Dishwasher, D efrigerator, Was Gutter/Downspor	)isposal, D sher, Wate outs, Irrigat	Dryer, Microwave, er Softener tion System, Patio	Heating and Cooling Hot Water Source Utilities Provider	Central H/C Electric Electric Clay Electric	
urve. ppliances Equipment	Cooktop - Electric Oven - Electric, Re Gated Entrance, C /Lanai/Porch-Cove	, Dishwasher, D efrigerator, Was Gutter/Downspor	)isposal, D sher, Wate outs, Irrigat	Dryer, Microwave, er Softener tion System, Patio	Heating and Cooling Hot Water Source Utilities Provider Utilities - Other	Central H/C Electric Electric Clay Electric Internet Available, Se	eptic, Well on Property
urve. ppllances Equipment exterior Misc	Cooktop - Electric Oven - Electric, Re Gated Entrance, C /Lanai/Porch-Cove Other	, Dishwasher, D afrigerator, Was Gutter/Downspot ared, Patio/Lana	)isposal, D sher, Wate outs, Irrigat ai/Porch-C	Dryer, Microwave, er Softener tion System, Patio	Heating and Cooling Hot Water Source Utilities Provider Utilities - Other Floor <del>s</del>	Central H/C Electric Electric Clay Electric Internet Available, Se Luxury Vinyl Planking	eptic, Well on Property
urve. ppllances Equipment xterior Misc nterior Layout	Cooktop - Electric Oven - Electric, Re Gated Entrance, C /Lanai/Porch-Cove Other Great Room, Laur	, Dishwasher, D afrigerator, Was Gutter/Downspot ared, Patio/Lana	)isposal, D sher, Wate outs, Irrigat ai/Porch-C	Dryer, Microwave, er Softener tion System, Patio	Heating and Cooling Hot Water Source Utilities Provider Utilities - Other Floors Roof	Central H/C Electric Electric Clay Electric Internet Available, Se Luxury Vinyl Planking Metal	eptic, Well on Property g
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Inve. ppllances cquipment xterior Misc iterior Layout onstruction Type roperty Access Road Info ot Info	Cooktop - Electric Oven - Electric, Re Gated Entrance, C /Lanai/Porch-Cove Other Great Room, Laur e Brick Paved Pasture on Proper	, Dishwasher, D afrigerator, Was Sutter/Downspoi ered, Patio/Lana ndry/Utility Roon	Disposal, D sher, Wate uts, Irrigat ai/Porch-C m shaped	Dryer, Microwave, er Softener tion System, Patio	Heating and Cooling Hot Water Source Utilities Provider Utilities - Other Floors Roof Bathroom Features Exterior Finish	Central H/C Electric Electric Clay Electric Internet Available, Se Luxury Vinyl Planking Metal Exhaust Fan, Sink - I Brick	eptic, Well on Property g Dual, Walk-In Shower
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Rick Barton Watson Realty Corp 4516 NW 23<sup>rd</sup> Ave Gainesville, FL 32606 352-665-3150

About this home: 3464 SW CR 138, Ft. White, FL 32038 Roof type and age: 40 yr metal yr. 2016 A/Cage: 348501d - TRANE 7485 RETON XFERRable warrenty Water Heater age: IWKOld Electric updates: Additional LOOMMP Breaker off backdeck Panel manufacturer: Plumbing updates: New Wate Softiger 2020 Cable/Internet provider: WindSTREAM + ATTT TV Provider Electric: Chay Electric 3- PWR Poles + METERS Utilities-Provider Gas: NIA Water/Sewer: City Well/Septic 2 Septics. 2 PVT. Wells Septic Company/last service within 2 yrs #234. Ima All 3 meters Average Utility Bills: Utility Start/Stop date for closing: Trash Day: Monday **Existing Pest control contract: Termite Bond:** Mailbox Location (is there a key) OUTSIDE GATE, NO KELF Do you have a survey? Yes - Sept 2020 changes to property since complete? NO Is there and Homeowners Association? No HOA? Dues amount/frequency: **Clubhouse/Pool Key?** Copy of documents? Swim Spe on PROPERTY COES NOT Contey, will be removed BFR (of self) Pool? Y/(N) Salt / chlorine Heated? Solar / Electric Current Service company? (of self) Monthly cost? No open premits Permits:

## **Dimensions:**

Wood deck off the back of the main house - 16' x 31' The breezeway is - 16' x 11' The pole barn/carport/indoor outdoor area is - 32' x 34' The garage is 20.5' x 25' and the storage room attached to the back of the garage is 13' x13' The red barn is 42' x 44' The five-stall stable is 23' x 33' The mobile home built 2004 is 77' x 16' The mobile home deck is - 16' x 23'

## New since September 2020:

Whole house surge protector UV light air purifier All new LVP flooring throughout the whole house New gutters on main house New AC/Heat duct work New hot water heater - electric New shower fixtures in both baths New toilets in both baths New paint inside and out Repaired and new fencing throughout property New irrigation lines running along west side of property New roof on garage/ workshop New paint on garage/ workshop New survey on property New 60-amp breaker installed by licensed electrician off back deck of main house New stone work around house New water softener system for main house along with new house for it New pump house for mobile home well pump New front steps to mobile home

## Additional features of property

Automatic irrigation system around main house. 5 zones presently used with room for at least 4 more zones.

2016 new 40-year metal roof

3-year-old Trane Ac/Heat with 7 years left on transferrable warranty

There are three power poles on property. North pasture behind garage which supplies power to well and garage/ workshop. Main house power. Mobile home has its own power as well. There are two wells on the property. The well to the west of the garage supplies the main house and all of the irrigation for the property. The second well is located along the mobile home driveway and supplies the mobile home.

The property is fully fenced, gated, and has cross fencing for several pastures. All pastures have water.