BEG AT INTERS OF NW'RLY R/W LINE
GA-FL STATE LINE, RUN S 56 DG W
FT, RUN N 19 DG W 624.99 FT, RUN

PIONESSA GERALD J/PIONESSA EVELYN G
869 NW STONEMAN POINT GLN
WHITE SPRINGS, FL 32096

**2026**

**00-2N-16-01444-001**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 5500 | TIMBERLAND 80-89 | |
| MAP NUM | | MKT AREA | 05 |
| NEIGHBORHOOD/LOC | 900216.00 1.00/ | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

### MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 12,730 |
| TOTAL MARKET VALUE | 2,982 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 2,982 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 2,982 |
| TOTAL JUST VALUE | 12,730 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 12,730 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

| BLD DATE | | LGL DATE | |
|---|---|---|---|
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1462/2772 | 3/30/2022 | WD | Q | I | 05 | 1,281,200 |
| GRANTOR: HINSON'S BROWARD PROP | | | | | | |
| GRANTEE: PIONESSA GERALD J | | | | | | |
| 1218/1241 | 7/25/2011 | WD | U | V | 38 | 600,000 |
| GRANTOR: VIRGINIA GAIL MCDANIE | | | | | | |
| GRANTEE: HINSON'S BROWARD PR | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

### LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 5500 | A | TIMBER 2 | 0 | | | 0.00 | 0.00 | 6.70 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 2,982 | | | | | | | |
| 2 | 9910 | M | MKT.VAL.AG | 0 | | | 0.00 | 0.00 | 6.70 | AC | | 1.00 | 1.00 | 1.00 | 1,900.00 | 1,900.00 | 12,730 | | | | | | | |

REVIEW DATE 03/05/2014 BY DF Total Acres: 6.70 Total Land Value: 2,982 Market: 12,730 Agricultural: 2,982 Common: 0 PRINTED 11/07/2025 BY SYS