LOTS 569, 570, 571, 595, 596, 59
OF LOT 568 & LOT 598 AS LIES W O
SUWANNEE CREEK ON GA LINE EX 6.2

K & IA FL, LLC
PO BOX 1459
OKEECHOBEE, FL 34973

2026

00-2N-17-04355-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	900217.00 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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	339,958
TOTAL MARKET VALUE	137,948
SOH/AGL Deduction	0
ASSESSED VALUE	137,948
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	137,948
TOTAL JUST VALUE	339,958
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	339,958

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1408/605	3/13/2020	WD	Q	V	05	734,100
GRANTOR: CHESHIRE ASHLEY PARK						
GRANTEE: K & IA FL, LLC						
1408/0605	3/13/2020	WD	U	V	16	734,100
GRANTOR: ASHLEY PARK CHESHIRE						
GRANTEE: K & IA FL, LLC						

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	228.00	AC		1.00	1.00	1.00	445.00	445.00	101,460							
2	5600	A	TIMBER 3	0			0.00	0.00	129.85	AC		1.00	1.00	1.00	281.00	281.00	36,488							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	357.85	AC		1.00	1.00	1.00	950.00	950.00	339,958							

REVIEW DATE 05/01/2012 BY CM Total Acres: 357.85 Total Land Value: 137,948 Market: 339,958 Agricultural: 137,948 Common: 0 PRINTED 11/07/2025 BY SYS