

LOT 5 ROSE CREEK PLANTATION
S/D PHASE 1, EX THE E 1/2 AS
DESC ORB 927-1029. 927-1024,

SOTRES JORGE
C/O RONALD BARKER, P O BOX 971
LAKE CITY, FL 32056

2026

01-5S-16-03406-105



| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | |
|----------------------------------|------------------|--------------|----------------------|--------------|----------------------|-------------|----------------|----------------|----------------|--------------------|---------|-------------|--------|---------|---|---|---------------------|-----------------------------|-------------|--------------------------|----------|-----|-----------|--------|--|--|------------|--|-----|--|
| ELEMENT | CD | CONSTRUCTION | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | VALUATION SUMMARY | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 45,000 TOTAL MARKET VALUE 45,000 SOH/AGL Deduction 0 ASSESSED VALUE 45,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 45,000 TOTAL JUST VALUE 45,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 45,000 | | | | | | | | | | | | | | | |
| DOR CODE 0000 VACANT | | | | | | | | | | | | | | | PERMIT NUM | | | | DESCRIPTION | | | | AMT | | ISSUED | | | | | |
| MAP NUM MKT AREA 01 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| NEIGHBORHOOD/LOC 1516.0500 1.00/ | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1341/0346 7/21/2017 WD U V 34 100 GRANTOR: RONALD & JENA BARKER GRANTEE: JORGE SOTRES 1203/1133 10/15/2010 AG U V 15 25,000 GRANTOR: RONALD & JENA BARKER GRANTEE: JORGE SOTRES | | | | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | BLD DATE | | XF DATE | | INC DATE | | LGL DATE | | LAND DATE | | AG DATE | | 04/07/2025 | | MLU | |
| EXTRA FEATURES | | | | | | | | | | | | | | | BUILDING NOTES | | | | | | | | | | | | | | | |
| L N | 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 | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | BUILDING DIMENSIONS | | | | | | | | | | | | | |
| LAND DESCRIPTION | | | | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | | | | | | |
| 1 | 0000 | C | VAC RES | 0 | | A-3 | 0.00 | 0.00 | 2.50 | AC | | 1.00 | 1.00 | 1.00 | 18,000.00 | 18,000.00 | 45,000 | | | | | | | | | | | | | |
| REVIEW DATE 04/07/2025 BY MLU | | | | | | | | | | | | | | | Total Acres: 2.50 | | | | | Total Land Value: 45,000 | | | | | Market: 0 Agricultural: 0 Common: 45,000 | | | | | |
| PRINTED 11/17/2025 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |