N1/2 OF NE1/4 OF NW1/4 & SW1/4 O
EX 2 AC IN N1/2 OF NW1/4 FOR GOD

**HPMC HOLDINGS, LLC**
5323 LEGACY PINES WAY
JACKSONVILLE, FL 32224

**2026**

**02-3S-15-00142-003**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

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

| | | | |
|---|---|---|---|
| DOR CODE | 5500 | TIMBERLAND 80-89 | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 2315.00 | 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 | 500 |
| TOTAL LAND VALUE - MARKET | 268,565 |
| TOTAL MARKET VALUE | 17,159 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 17,159 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 17,159 |
| TOTAL JUST VALUE | 269,065 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 269,065 |

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

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1548/2013 | 7/28/2025 | WD | U | I | 11 | 100 |
| GRANTOR: WILLIAMS HAROLD A | | | | | | |
| GRANTEE: HPMC HOLDINGS, LLC | | | | | | |
| 1375/1772 | 11/20/2018 | WD | U | V | 11 | 100 |
| GRANTOR: DONALD E & HAROLD A W | | | | | | |
| GRANTEE: HAROLD A & PENNY T | | | | | | |

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/16/2023 MLU |
| INC DATE | | AG DATE | 07/15/2022 SPF |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0040 | BARN,POLE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 500 | |

### LAND DESCRIPTION

TOTAL OB/XF 500

| 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 | | A-1 | 0.00 | 0.00 | 18.00 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 8,010 | | | | | | | |
| 2 | 5600 | A | TIMBER 3 | 0 | | A-1 | 0.00 | 0.00 | 17.00 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 4,777 | | | | | | | |
| 3 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 13.83 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 3,872 | | | | | | | |
| 4 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 48.83 | AC | | 1.00 | 1.00 | 1.00 | 5,500.00 | 5,500.00 | 268,565 | | | | | | | |

REVIEW DATE 01/11/2023 BY KS Total Acres: 48.83 Total Land Value: 16,659 Market: 268,565 Agricultural: 16,659 Common: 0 PRINTED 11/19/2025 BY SYS