NE1/4 OF NW1/4 EX BEG SW COR,
RUN N 419.17 FT, E 544.11 FT,
SE 295.2 FT TO SR-47, SW ALONG

GANSKOP JEFF/GANSKOP LINDA
P O BOX 1815
LAKE CITY, FL 32056

2026

02-5S-16-03430-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	2516.00	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	4,000
TOTAL LAND VALUE - MARKET	198,870
TOTAL MARKET VALUE	16,642
SOH/AGL Deduction	1,321
ASSESSED VALUE	15,321
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	15,321
TOTAL JUST VALUE	202,870
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	202,870

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1189/2543	3/01/2010	QC	U	V	11	2,500
GRANTOR: MARGARET LEVINGS						
GRANTEE: JEFF & LINDA GANSKO						
1189/2530	3/01/2010	WD	Q	V	01	194,700
GRANTOR: MARGARET LEVINGS						
GRANTEE: JEFF & LINDA GANSKO						

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	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 4,000

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	28.41	AC		1.00	1.00	1.00	445.00	445.00	12,642							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	28.41	AC		1.00	1.00	1.00	7,000.00	7,000.00	198,870							

REVIEW DATE 09/13/2019 BY KR Total Acres: 28.41 Total Land Value: 12,642 Market: 198,870 Agricultural: 12,642 Common: 0 PRINTED 11/07/2025 BY SYS