SW1/4 OF SW1/4 AS LIES NORTH OF CHURCH DR, MORE PARTICULARLY DES BEG NW COR OF SW1/4 OF SW1/4, RU

RODRIGUEZ-TORRES CARLOS IVAN
P O BOX 908
LAKE CITY, FL 32056

2026

05-3S-16-01988-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	5316.00	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	147,300
TOTAL MARKET VALUE	6,899
SOH/AGL Deduction	0
ASSESSED VALUE	6,899
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,899
TOTAL JUST VALUE	147,300
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	147,300

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/16/2023 MLU
INC DATE		AG DATE	07/13/2022 SPF

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1336/0609	5/01/2017	WD	U	V	11	100
GRANTOR: DORSEY HILL (INDIV &						
GRANTEE: CARLOS IVAN RODRIGU						
1332/1924	3/02/2017	WD	Q	V	01	63,500
GRANTOR: DORSEY HILL (INDIV &						
GRANTEE: CARLOS IVAN RODRIGU						

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	24.55	AC		1.00	1.00	1.00	281.00	281.00	6,899							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	24.55	AC		1.00	1.00	1.00	6,000.00	6,000.00	147,300							

REVIEW DATE 05/16/2023 BY MLU Total Acres: 24.55 Total Land Value: 6,899 Market: 147,300 Agricultural: 6,899 Common: 0 PRINTED 11/07/2025 BY SYS