LOT 8, CARTER PLACE, UNR S/D: CO
NW 1/4 OF NW 1/4, S 176.01 FT, E
LOT 8 889.18 FT TO POB, E 150 FT

ASHMANN HOLDINGS LLC
340 NW OLIVE GLN
LAKE CITY, FL 32055

2026

05-3S-17-04843-048

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5317.0100 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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	7,500
TOTAL MARKET VALUE	420
SOH/AGL Deduction	0
ASSESSED VALUE	420
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	420
TOTAL JUST VALUE	7,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054427	Right-of-Way Acce		11/07/2025

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	09/26/2023 SPF

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1551/164	10/06/2025	WD	Q	V	01	40,000

GRANTOR: BASS ERNEST L

GRANTEE: ASHMANN HOLDINGS LL

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	6200	A	PASTURE 3	0		00	0.00	0.00	1.50	AC		1.00	1.00	1.00	280.00	280.00	420							
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	1.50	AC		1.00	1.00	1.00	5,000.00	5,000.00	7,500							

REVIEW DATE 07/12/2019 BY RP Total Acres: 1.50 Total Land Value: 420 Market: 7,500 Agricultural: 420 Common: 0 PRINTED 11/17/2025 BY SYS