BEG SW COR OF SE1/4 OF NE1/4,
RUN N 662.75 FT, E 667.98 FT,
S 662.87 FT, W 669.25 FT TO

DAVIS JAY S
P O BOX 1508
LAKE CITY, FL 32056

2026

07-4S-16-02792-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7416.00	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	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	91,530
TOTAL MARKET VALUE	10,348
SOH/AGL Deduction	2,141
ASSESSED VALUE	8,207
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	8,207
TOTAL JUST VALUE	99,030
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	99,030

SALE:1:1: 41.95 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0925/2654	4/27/2001	AG	Q	V	03	20,000
GRANTOR: PHILLIPS'						
GRANTEE: JAY DAVIS						
0828/2446	9/30/1996	WD	U	V	33	86,100
GRANTOR: NACH						
GRANTEE: PHILLIPS						

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.17	AC		1.00	1.00	1.00	280.00	280.00	2,848							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.17	AC		1.00	1.00	1.00	9,000.00	9,000.00	91,530							

REVIEW DATE 02/13/2024 BY KS Total Acres: 10.17 Total Land Value: 2,848 Market: 91,530 Agricultural: 2,848 Common: 0 PRINTED 11/06/2025 BY SYS