

THAT PART OF TRACT 2, J M CARTER
696-771, 720-696, 904-492, QC 13

NOWICKI REBECCA CARTER
1873 EDGEWOOD AVE SOUTH
JACKSONVILLE, FL 32205

2025

08-1N-17-04402-001



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION					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		134,316																	
																	TOTAL MARKET VALUE		33,479																	
																	SOH/AGL Deduction		0																	
																	ASSESSED VALUE		33,479																	
																	TOTAL EXEMPTION VALUE		CP CB 17,903																	
																	BASE TAXABLE VALUE		15,576																	
																	TOTAL JUST VALUE		134,316																	
																	NCON VALUE		0																	
																	INCOME VALUE																			
																	PREVIOUS YEAR MKT VALUE		134,316																	
																	PERMIT NUM				DESCRIPTION				AMT				ISSUED							
																	SALES DATA																			
																	OFF RECORD Number		DATE		TYPE INST		Q / V / I / V		RSN CD		SALE PRICE									
																	1525/812		9/11/2024		QC U		V V		11		100									
																	GRANTOR: CARTER SARA JANE																			
																	GRANTEE: NOWICKI REBECCA CAR																			
																	1355/0228		3/06/2018		QC U		V V		11		100									
																	GRANTOR: REBECCA CARTER NOWICK																			
																	GRANTEE: SARA JANE CARTER																			
																	BUILDING NOTES																			
																	BUILDING DIMENSIONS																			
																	TOTALS												BLD DATE				LGL DATE			
																													XF DATE				LAND DATE			
																													INC DATE				AG DATE			
L N	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																				
																	EXTRA FEATURES																			
																	LAND DESCRIPTION																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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			0.00	0.00	69.38	AC		1.00	1.00	1.00	449.00	449.00	31,152																			
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	31.62	AC		1.00	1.00	1.00	40.00	40.00	1,265																			
3	5997	A	RIVERS/BAYS/	0			0.00	0.00	42.50	AC		1.00	1.00	1.00	25.00	25.00	1,062																			
4	9910	M	MKT.VAL.AG	0			0.00	0.00	143.50	AC		1.00	1.00	1.00	936.00	936.00	134,316																			
																	TOTAL OB/XF 0																			
REVIEW DATE 08/03/2015 BY DF Total Acres: 143.50 Total Land Value: 33,479 Market: 134,316 Agricultural: 33,479 Common: 0 PRINTED 05/08/2025 BY SYS																																				