

COMM SW COR OF SE1/4 OF SW1/4,
 RUN E 1324.48 FT, N 854.10 FT
 FOR POB, RUN W 500 FT, N 550

KEEN RICHARD JAMES
 1256 SW COUNTY ROAD 240
 LAKE CITY, FL 32025

2025

09-5S-17-09173-002



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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 63,100 TOTAL MARKET VALUE 1,735 SOH/AGL Deduction 0 ASSESSED VALUE 1,735 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,735 TOTAL JUST VALUE 63,100 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 63,100																																					
																				PERMIT NUM DESCRIPTION AMT ISSUED 																																					
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																	TOTAL OB/XF 0																																								
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	6200	A	PASTURE 3	0		A-1	0.00	0.00	6.31	AC		1.00	1.00	1.00	275.00	275.00	1,735																																								
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	6.31	AC		1.00	1.00	1.00	10,000.00	10,000.00	63,100																																								
REVIEW DATE 05/20/2024 BY MLU Total Acres: 6.31 Total Land Value: 1,735 Market: 63,100 Agricultural: 1,735 Common: 0 PRINTED 04/24/2025 BY SYS																																																									