E1/2 OF NE1/4 & SE1/4 OF NW1/4 &
LYING WEST OF US HWY 441, EX RD

WILLIAMS APRIL D SHIELDS
10442 WELLINGTON SPRINGS WAY
JACKSONVILLE, FL 32221

2026

10-6S-17-09632-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10617.00	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

14944 S US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	23,799
TOTAL LAND VALUE - MARKET	346,005
TOTAL MARKET VALUE	53,208
SOH/AGL Deduction	0
ASSESSED VALUE	53,208
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	53,208
TOTAL JUST VALUE	369,804
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	369,804

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044935	Electrical Servic	0	07/12/2022
000044324	Storage Building	30,000	04/29/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1368/0594	10/05/2018	LE	U	I	14	100

GRANTOR: EDWARD J POLHILL (LIF
GRANTEE: APRIL D SHIELDS WIL

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	0021	BARN,FR AE	0	0	18	15	1.00	UT	0.00	0.00	100	0	0	3	100	270	
2	0294	SHED WOOD/	0	0	15	25	1.00	UT	0.00	0.00	100	0	0	3	100	75	
3	0021	BARN,FR AE	0	0	20	30	1.00	UT	0.00	0.00	100	0	0	3	100	150	
4	0021	BARN,FR AE	0	0	25	20	1.00	UT	0.00	0.00	100	0	0	3	100	120	
5	0021	BARN,FR AE	0	0	25	20	1.00	UT	0.00	0.00	100	0	0	3	100	120	
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
7	0030	BARN,MT	0	0	0	0	1.00	UT	22,464.00	22,464.00	100	2023	2022		100	22,464	

LAND DESCRIPTION

TOTAL OB/XF 23,799

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	9901	C	AC/XFOB	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	9,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	72.89	AC		1.00	1.00	1.00	280.00	280.00	20,409							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	74.89	AC		1.00	1.00	1.00	4,500.00	4,500.00	337,005							

REVIEW DATE 02/22/2024 BY JH Total Acres: 74.89 Total Land Value: 29,409 Market: 337,005 Agricultural: 20,409 Common: 9,000 PRINTED 10/03/2025 BY SYS