

TRACT 5 OF EAGLE'S VIEW UNR S/D  
COR OF SE1/4 OF SW1/4, S 411.73  
S 66 DEG W 420.81 FT, N 85 DEG W

NEYLON MARGARET T/NEYLON FRANCIS X JR  
120 SE BECKY TER  
LAKE CITY, FL 32025

2026

11-4S-17-08320-105  


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	110,600									
																								TOTAL MARKET VALUE	110,600									
																								SOH/AGL Deduction	0									
																								ASSESSED VALUE	110,600									
																								TOTAL EXEMPTION VALUE	0									
																								BASE TAXABLE VALUE	110,600									
																								TOTAL JUST VALUE	110,600									
																								NCON VALUE	0									
																								INCOME VALUE										
																									PREVIOUS YEAR MKT VALUE	110,600								
DOR CODE											0000 VACANT																							
MAP NUM											MKT AREA 02																							
NEIGHBORHOOD/LOC											11417.00 1.00/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
TOTALS											296 SE NATURE DR, LAKE CITY																							
EXTRA FEATURES																																		
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																		
LAND DESCRIPTION											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	CONSVR										
1	0000	C	VAC RES	0					5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100																	
2	0000	C	VAC RES	0					6.05	AC		1.00	1.00	1.00	10,000.00	10,000.00	60,500																	
REVIEW DATE 05/14/2024 BY MLU											Total Acres: 11.06 Total Land Value: 110,600 Market: 0 Agricultural: 0 Common: 110,600 PRINTED 11/21/2025 BY SYS																							

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053276	New Residential C	1,282,755	05/30/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1537/1765	4/08/2025	WD	Q	V	01	92,000
GRANTOR: KYLE JOSEPH						
GRANTEE: NEYLON MARGARET T						
1516/2127	6/10/2024	WD	Q	V	01	82,000
GRANTOR: ADAMS JENNELL K LIVIN						
GRANTEE: KYLE JOSEPH						

**BUILDING NOTES**

**BUILDING DIMENSIONS**