

ROBERTS CAPITAL VENTURES LLC
P O BOX 238
LAKE BUTLER, FL 32054

12-3S-16-02079-000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1													
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		157,350																		
																							TOTAL MARKET VALUE		15,126																		
																							SOH/AGL Deduction		0																		
																							ASSESSED VALUE		15,126																		
																							TOTAL EXEMPTION VALUE		0																		
																							BASE TAXABLE VALUE		15,126																		
																							TOTAL JUST VALUE		157,350																		
																							NCON VALUE		0																		
																							INCOME VALUE																				
																							PREVIOUS YEAR MKT VALUE		157,350																		
DOR CODE		5600	TIMBERLAND 70-79																																								
MAP NUM			MKT AREA																				03																				
NEIGHBORHOOD/LOC		12316.00	1.00/																																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																						
TOTALS																																											
EXTRA FEATURES																				BLD DATE												LGL DATE											
																				XF DATE												LAND DATE											
																				INC DATE												AG DATE		10/16/2023 SPF									
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	CONSRV																			
1	5600	A	TIMBER 3	0		A-1	0.00	0.00	52.94	AC		1.00	1.00	1.00	281.00	281.00	14,876																										
2	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	25.00	25.00	250																										
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	62.94	AC		1.00	1.00	1.00	2,500.00	2,500.00	157,350																										
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