

N1/2 EX RD R/W'S & EX 21.72 AC D
1016-1275 & EX 106.48 AC DESC IN
EX 21.53 AC DESC IN WD 1473-2607

ANDERSON SHAWN
458 SW LOCKHEAD LN
LAKE CITY, FL 32025

2026

13-2S-15-00043-000



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	PAGE 1 of 1 3											
																		VALUATION BY STANDARD											
																		Tax Group: 3 Tax Dist:											
																		BUILDING MARKET VALUE 0											
																		TOTAL MARKET OB/XF VALUE 0											
																		TOTAL LAND VALUE - MARKET 350,582											
																		TOTAL MARKET VALUE 40,352											
																		SOH/AGL Deduction 0											
																		ASSESSED VALUE 40,352											
																		TOTAL EXEMPTION VALUE 0											
																		BASE TAXABLE VALUE 40,352											
																		TOTAL JUST VALUE 350,582											
																		NCON VALUE 0											
																		INCOME VALUE											
																		PREVIOUS YEAR MKT VALUE 350,582											
DOR CODE						5600TIMBERLAND 70-79																							
MAP NUM																		MKT AREA 03											
NEIGHBORHOOD/LOC						13215.00 1.00/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS																													
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	CONSRV					
1	5600	A	TIMBER 3	0			0.00	0.00	141.72	AC		1.00	1.00	1.00	281.00	281.00	39,823												
2	5997	A	RIVERS/BAYS/	0			0.00	0.00	4.20	AC		1.00	1.00	1.00	25.00	25.00	105												
3	5910	A	SWAMP/CYPRES	0			0.00	0.00	10.59	AC		1.00	1.00	1.00	40.00	40.00	424												
4	9910	M	MKT. VAL. AG	0			0.00	0.00	156.51	AC		1.00	1.00	0.80	2,800.00	2,240.00	350,582												
REVIEW DATE 04/14/2025 BY MLU Total Acres: 156.51 Total Land Value: 40,352 Market: 350,582 Agricultural: 40,352 Common: 0 PRINTED 10/10/2025 BY SYS																													