

COMM AT SE COR OF SEC, RUN S
63 DEG W 497.63 FT, TO THE W
R/W LINE OF BUISINESS POINT RD

HIBER LLC
1000 SW LEGION DR
LAKE CITY, FL 32024

2026

13-4S-16-02950-051



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: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 100,000 TOTAL MARKET VALUE 100,000 SOH/AGL Deduction 0 ASSESSED VALUE 100,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 100,000 TOTAL JUST VALUE 100,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 100,000											
DOR CODE		4000 VACANT INDUSTRIAL																		PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1108/1426 1/22/2007 WD Q V CD 179,000 GRANTOR: BULLARD DEVELOPEMENT GRANTEE: HIBER, LLC											
MAP NUM		13416.00 1.00/																		BUILDING NOTES BUILDING DIMENSIONS											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
						BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE															
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															
TOTALS																	0														
LAND DESCRIPTION																	TOTAL OB/XF														
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	4000	C	VAC INDUSTRI	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	50,000.00	50,000.00	100,000														
REVIEW DATE 12/20/2024 BY ks Total Acres: 2.00 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 10/06/2025 BY SYS																															