NE1/4.

904-2394, 1156-1342, TR 1390-166

MEEKS GARY L
8944 SW COUNTY ROAD 240
LAKE CITY, FL 32024

2026

16-5S-16-03628-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	16516.00	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

3106 SW MAULDIN AVE, 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	7,675
TOTAL LAND VALUE - MARKET	720,000
TOTAL MARKET VALUE	78,875
SOH/AGL Deduction	1,929
ASSESSED VALUE	76,946
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	76,946
TOTAL JUST VALUE	727,675
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	727,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1390/1665	8/04/2019	WD	U	V	11	100
GRANTOR: GARY L MEEDS TRUSTEE						
GRANTEE: GARY L MEEKS						
1156/1342	8/07/2008	WD	Q	V	01	3,000
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: ALVIN L SR & DESSIE						

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	0296	SHED METAL	0	0	12	16	1.00	UT	0.00	0.00	100	0	0	3	100	675	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,675

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	160.00	AC		1.00	1.00	1.00	445.00	445.00	71,200							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	160.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	720,000							

REVIEW DATE 10/31/2019 BY KR Total Acres: 160.00 Total Land Value: 71,200 Market: 720,000 Agricultural: 71,200 Common: 0 PRINTED 11/19/2025 BY SYS