S1/2 OF S1/2 OF NE1/4 OF NE1/4 A
US-441, EX 2.56 AC DESC IN ORB 8

THOMAS RANDAL D
173 NW MAXMORE DR
LAKE CITY, FL 32055

2026

17-2S-17-04722-011

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	17217.00	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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	50
TOTAL LAND VALUE - MARKET	40,530
TOTAL MARKET VALUE	40,580
SOH/AGL Deduction	0
ASSESSED VALUE	40,580
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	40,580
TOTAL JUST VALUE	40,580
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	40,580

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1481/823	12/12/2022	TD	U	I	18	5,600

GRANTOR: CLERK OF COURT (THOMA

GRANTEE: THOMAS RANDAL D

BLD DATE		LGL DATE	04/15/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 50

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	0700	C	MISC RES	0		A-1	0.00	0.00	5.79	AC		1.00	1.00	1.00	7,000.00	7,000.00	40,530							

REVIEW DATE 08/03/2015 BY DF Total Acres: 5.79 Total Land Value: 40,530 Market: 0 Agricultural: 0 Common: 40,530 PRINTED 11/20/2025 BY SYS