

BEG NE COR OF LOT 8 PARADISE SOU
E ALONG S LINE OF 60 FT ESMT 455
S 479.53 FT, W 455.92 TO E LINE

MCKINNEY CAMPBELL MARY
11351 MANATEE DR
JACKSONVILLE, FL 32218

2026

24-5S-16-03707-041



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																																									
																		Tax Group: 3												Tax Dist: STANDARD																													
																		BUILDING MARKET VALUE												0																													
																		TOTAL MARKET OB/XF VALUE												0																													
																		TOTAL LAND VALUE - MARKET												50,100																													
																		TOTAL MARKET VALUE												50,100																													
																		SOH/AGL Deduction												0																													
																		ASSESSED VALUE												50,100																													
																		TOTAL EXEMPTION VALUE												0																													
																		BASE TAXABLE VALUE												50,100																													
DOR CODE						0000						VACANT																																															
MAP NUM												MKT AREA						02																																									
NEIGHBORHOOD/LOC						24516.020						1.00/																																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																						
TOTALS																																																											
EXTRA FEATURES						246 SW INFINITY PL, LAKE CITY																																																					
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	0000	C	VAC RES	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100																																										
REVIEW DATE						05/10/2024						BY						MLU						Total Acres: 5.01						Total Land Value: 50,100						Market: 0						Agricultural: 0						Common: 50,100						PRINTED 11/18/2025 BY SYS					