NW1/4 OF NW1/4 AS LIES SW OF
CR-245. EX 30.15 AC DESC IN WD 1

THORNTON DERRICK
7123 OLD PLANK RD
JACKSONVILLE, FL 32254

2026

24-5S-17-09359-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5200	CROPLAND CLS2	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24517.00	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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/20/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	27,400
TOTAL MARKET VALUE	2,534
SOH/AGL Deduction	0
ASSESSED VALUE	2,534
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,534
TOTAL JUST VALUE	27,400
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	27,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21036	REMODEL	0	09/02/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1523/767	9/03/2024	QC	U	V	11	0
GRANTOR: DICKS CHRISTOPHER KYL						
GRANTEE: THORNTON DERRICK						
1523/764	9/03/2024	WD	Q	V	01	200,000
GRANTOR: DICKS CHRISTOPHER KYL						
GRANTEE: THORNTON DERRICK						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5200	A	CROPLAND 2	0		A-1	0.00	0.00	6.85	AC		1.00	1.00	1.00	370.00	370.00	2,534							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	6.85	AC		1.00	1.00	1.00	4,000.00	4,000.00	27,400							

REVIEW DATE 01/29/2025 BY TP Total Acres: 6.85 Total Land Value: 2,534 Market: 27,400 Agricultural: 2,534 Common: 0 PRINTED 11/21/2025 BY SYS