

COMM SE COR OF W1/2 OF SE1/4, N
 SAID W1/2 OF SE1/4 580.14 FT, W
 62.82 FT, W 298.06 FT FOR POB, C

SEXTON MICHAEL/SEXTON JENNIFER
 1050 SW DYAL AVE
 LAKE CITY, FL 32024

2026

27-4S-16-03218-019



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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 45,100 TOTAL MARKET VALUE 1,824 SOH/AGL Deduction 0 ASSESSED VALUE 1,824 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,824 TOTAL JUST VALUE 45,100 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 45,100											
DOR CODE 5500																				TIMBERLAND 80-89											
MAP NUM																				MKT AREA 01											
NEIGHBORHOOD/LOC 27416.00 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES										BLD DATE					LGL DATE					04/07/2025 MLU											
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	SALES DATA														
																	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE								
																	1531/1034	1/15/2025	WD U	V	V	11	100								
GRANTOR: WEANT JAMES HOWARD																															
GRANTEE: SEXTON MICHAEL																															
BUILDING NOTES																															
BUILDING DIMENSIONS																															
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	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.10	AC		1.00	1.00	1.00	445.00	445.00	1,824														
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	4.10	AC		1.00	1.00	1.00	11,000.00	11,000.00	45,100														
REVIEW DATE 04/07/2025 BY MLU Total Acres: 4.10 Total Land Value: 1,824 Market: 45,100 Agricultural: 1,824 Common: 0 PRINTED 11/18/2025 BY SYS																															