NE1/4 EX BEG SE COR OF NE1/4,
RUN N 6.3246 CHS, W 7.9056
CHS, S 6.3246 CHS, E 7.9056

D & B TIMBER & LAND TRUST
P O BOX 1733
LAKE CITY, FL 32056

2025

28-3S-17-05603-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	28317.00 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: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	437,640
TOTAL MARKET VALUE	65,489
SOH/AGL Deduction	0
ASSESSED VALUE	65,489
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	65,489
TOTAL JUST VALUE	437,640
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	437,640

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0933/1738	8/22/2001	WD	Q	V		1,090,800

GRANTOR: SOUTHERN TIMBER VENTU

GRANTEE: AUDREY BULLARD TRUS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	12/08/2022 MLU
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

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	5500	A	TIMBER 2	0			0.00	0.00	141.20	AC		1.00	1.00	1.00	445.00	445.00	62,834							
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	65.00	AC		1.00	1.00	1.00	40.00	40.00	2,600							
3	5997	A	RIVERS/BAYS/	0			0.00	0.00	2.20	AC		1.00	1.00	1.00	25.00	25.00	55							
4	9910	M	MKT.VAL.AG	0			0.00	0.00	208.40	AC		1.00	1.00	1.00	2,100.00	2,100.00	437,640							

REVIEW DATE 12/08/2022 BY MLU Total Acres: 208.40 Total Land Value: 65,489 Market: 437,640 Agricultural: 65,489 Common: 0 PRINTED 08/19/2025 BY SYS