N1/2 AS LIES N OF RIVER, EX RD R

DC 756-868, 810-1610, PB 829-133

FEAGLE RONALD A/FEAGLE DOROTHY D
834 SE ALDINE FEAGLE RD
LAKE CITY, FL 32025

2025

31-6S-18-10658-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19618.00	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		0
TOTAL LAND VALUE - MARKET		975,150
TOTAL MARKET VALUE		55,494
SOH/AGL Deduction		0
ASSESSED VALUE		55,494
TOTAL EXEMPTION VALUE	CE	55,494
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		975,150
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		759,150

LAND:1:1: JOINS 10657-000 & 10659-000

SALE:1:1: CERT TITLE INCL RE#'S 10657, 10659

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1540/751	5/14/2025	WD	U	I	11	100
GRANTOR: FEAGLE RONALD A						
GRANTEE: FEAGLE RONALD A						
1533/2100	2/10/2025	WD	U	I	11	100
GRANTOR: FEAGLE RONALD A						
GRANTEE: FEAGLE RONALD A						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

BUILDING NOTES

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

BUILDING DIMENSIONS

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	137.00	AC		1.00	1.00	1.00	281.00	281.00	38,497							
2	5700	A	TIMBER 4	0		A-1	0.00	0.00	61.00	AC		1.00	1.00	1.00	227.00	227.00	13,847							
3	9640	C	BARROW PIT	0		A-1	0.00	0.00	18.00	AC		1.00	1.00	1.00	175.00	175.00	3,150							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	216.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	972,000							

REVIEW DATE 04/10/2025 BY MLU Total Acres: 216.00 Total Land Value: 55,494 Market: 972,000 Agricultural: 52,344 Common: 3,150 PRINTED 09/02/2025 BY SYS