

BEG NW COR OF E1/2 OF SEC.
RUN E 1072.76 FT, S 1230.20
FT, W 1072.52 FT, N 1228.42 FT

BOONE CHARLES A JR/BOONE JEANETTE
489 SW SEAN PLACE
LAKE CITY, FL 32024

2026

33-4S-16-03265-002



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												7,800																													
																		TOTAL LAND VALUE - MARKET												169,235																													
																		TOTAL MARKET VALUE												16,446																													
																		SOH/AGL Deduction												2,094																													
																		ASSESSED VALUE												14,352																													
																		TOTAL EXEMPTION VALUE												0																													
																		BASE TAXABLE VALUE												14,352																													
																		TOTAL JUST VALUE												177,035																													
																		NCON VALUE												0																													
																		INCOME VALUE																																									
																		PREVIOUS YEAR MKT VALUE												177,035																													
																		SALE:1:1: 30.27 AC																																									
PERMIT NUM												DESCRIPTION												AMT												ISSUED																							
31788												M H												576												03/06/2014																							
19422												M H												125												04/12/2002																							
15698												M H												125												06/24/1999																							
SALES DATA																																																											
OFF RECORD Number												DATE												TYPE INST												Q / V / RSN CD												SALE PRICE											
0874/0114												2/03/1999												WD U V																								100											
GRANTOR: RALPH & CAROLYN NORRI																																																											
GRANTEE: CHARLES & JEANETTE																																																											
0855/0625												3/17/1998												WD Q V																								75,000											
GRANTOR: RALPH & CAROLYN NORRI																																																											
GRANTEE: CHARLES & JEANETTE																																																											
BUILDING NOTES																																																											
BUILDING DIMENSIONS																																																											
LAND DESCRIPTION												TOTAL OB/XF												7,800																																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	30.77	AC		1.00	1.00	1.00	281.00	281.00	8,646																																										
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	30.77	AC		1.00	1.00	1.00	5,500.00	5,500.00	169,235																																										
REVIEW DATE 07/31/2019 BY KR Total Acres: 30.77 Total Land Value: 8,646 Market: 169,235 Agricultural: 8,646 Common: 0 PRINTED 10/02/2025 BY SYS																																																											