

COMM SW COR OF NW1/4 OF SW1/4 N
CONT N 343.84 FT TO NE COR OF NW
1331.04 FT TO NE COR OF NW1/4 OF

THOMAS DAVID C/THOMAS DAVID CRAIG II
166 SW FANTASY GLN
LAKE CITY, FL 32024

2026

34-1S-17-04644-008



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	PAGE 1 of 1 3											
																		VALUATION BY STANDARD											
																		Tax Group: 3 Tax Dist:											
																		BUILDING MARKET VALUE 0											
																		TOTAL MARKET OB/XF VALUE 8,000											
																		TOTAL LAND VALUE - MARKET 27,000											
																		TOTAL MARKET VALUE 10,807											
																		SOH/AGL Deduction 1,777											
																		ASSESSED VALUE 9,030											
																		TOTAL EXEMPTION VALUE 0											
																		BASE TAXABLE VALUE 9,030											
TOTAL JUST VALUE 35,000																													
NCON VALUE 0																													
INCOME VALUE																													
PREVIOUS YEAR MKT VALUE 35,000																													
DOR CODE 6200 PASTURE CLS33																													
MAP NUM MKT AREA 05																													
NEIGHBORHOOD/LOC 1117.00 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
																		PERMIT NUM DESCRIPTION AMT ISSUED											
TOTALS																		SALES DATA											
EXTRA FEATURES						279 NE RASTUS CT, LAKE CITY												OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE											
																		1473/2480 8/18/2022 QC U I 11 0											
																		GRANTOR: THOMAS DAVID C											
																		GRANTEE: THOMAS DAVID C											
																		1166/0669 1/28/2009 QC U V 11 100											
																		GRANTOR: SHIRLEY THOMAS											
																		GRANTEE: DAVID C THOMAS											
																		BUILDING NOTES											
																		BUILDING DIMENSIONS											
LAND DESCRIPTION						TOTAL OB/XF 8,000																							
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	6200	A	PASTURE 3	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	280.00	280.00	840												
2	5600	A	TIMBER 3	0			0.00	0.00	7.00	AC		1.00	1.00	1.00	281.00	281.00	1,967												
3	9910	M	MKT. VAL. AG	0			0.00	0.00	10.00	AC		1.00	1.00	1.00	2,700.00	2,700.00	27,000												
REVIEW DATE 07/23/2015 BY DF Total Acres: 10.00 Total Land Value: 2,807 Market: 27,000 Agricultural: 2,807 Common: 0 PRINTED 10/10/2025 BY SYS																													