BEG SE COR OF NE1/4, RUN N 138 F
SR-47, NW ALONG R/W 1440 FT, SW
FT, SW 1850 FT TO W LINE OF NE1/

WILLIAMS RONALD WINSTON & GWENDOLYN RUTH WILLIAMS
440 NW WINFIELD ST
LAKE CITY, FL 32055

2026

34-2S-16-01842-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	34216.00	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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	97,875
TOTAL MARKET VALUE	12,967
SOH/AGL Deduction	2,713
ASSESSED VALUE	10,254
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	10,254
TOTAL JUST VALUE	104,875
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,875

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22140	M H	304	07/28/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/1535	6/16/2025	QC	U	I	11	100
GRANTOR: WILLIAMS RONALD WINST						
GRANTEE: WILLIAMS RONALD WIN						
0817/2308	2/21/1996	WD	Q	V		40,800
GRANTOR: T JENKINS,ENONDRUS, R						
GRANTEE: RONALD W & GWENDOLY						

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	5200	A	CROPLAND 2	0		00	0.00	0.00	7.00	AC		1.00	1.00	1.00	370.00	370.00	2,590							
2	5600	A	TIMBER 3	0			0.00	0.00	11.75	AC		1.00	1.00	1.00	281.00	281.00	3,302							
3	5997	A	RIVERS/BAYS/	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	25.00	25.00	75							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	21.75	AC		1.00	1.00	1.00	4,500.00	4,500.00	97,875							

REVIEW DATE 02/15/2023 BY KS Total Acres: 21.75 Total Land Value: 5,967 Market: 97,875 Agricultural: 5,967 Common: 0 PRINTED 10/14/2025 BY SYS