NW1/4 OF NE1/4 & W1/2 EX THAT PO
& EX 44.44 AC FOR SHOPPING CTR &
LYING N OF RD, EX 3 AC & EX RD R

OVERFLOW LAND TRUST
P O BOX 16
LAKE CITY, FL 32056

2026

36-3S-16-02611-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	36316.00	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	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	1,518,720
TOTAL MARKET VALUE	49,739
SOH/AGL Deduction	2,141
ASSESSED VALUE	47,598
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,598
TOTAL JUST VALUE	1,526,220
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,526,220

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050056	Right-of-Way Acce		06/05/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	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 7,500

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		CI	0.00	0.00	94.92	AC		1.00	1.00	1.00	445.00	445.00	42,239							
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	94.92	AC		1.00	1.00	1.00	16,000.00	16,000.00	1,518,720							

REVIEW DATE 07/11/2023 BY KS Total Acres: 94.92 Total Land Value: 42,239 Market: 1,518,720 Agricultural: 42,239 Common: 0 PRINTED 11/06/2025 BY SYS