LOT 27 UNIT 9 THREE RIVERS ESTAT

365-615, 791-259, WD 1057-2212,

**ACKERSON VONDA**
2052 CORNELL RD
MIDDLEBURG, FL 32068

**2026**

**00-00-00-00749-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 100000.09 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 | 04/30/2024 MLU |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 24,300 |
| TOTAL MARKET VALUE | 24,300 |
| SOH/AGL Deduction | 9,951 |
| ASSESSED VALUE | 14,349 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 14,349 |
| TOTAL JUST VALUE | 24,300 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 24,300 |

LAND:1:1: ADJ;4 LOT FLOODS, NOT BUILDABLE

SALE:1:1: LOT 27 UNIT 9 THREE RIVERS ESTATES INC

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1254/1098 | 5/03/2013 | WD | Q | V | 05 | 28,000 |
| GRANTOR: OLA E HORNE TRUSTEE ( | | | | | | |
| GRANTEE: VONDA ACKERSON | | | | | | |
| 1057/2212 | 8/26/2005 | WD | Q | V | 06 | 100 |
| GRANTOR: LEONARD & OLA E HORNE | | | | | | |
| GRANTEE: LEONARD & OLA E HOR | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

### 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 | 0000 | C | VAC RES | 0 | | A-1 | 89.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.35 | 18,000.00 | 24,300.00 | 24,300 | | | | | | | |

REVIEW DATE 04/30/2024 BY MLU Total Acres: 0.89 Total Land Value: 24,300 Market: 0 Agricultural: 0 Common: 24,300 PRINTED 03/26/2026 BY SYS