

LOT 37 UNIT 10 THREE RIVERS ESTA
490-548, WD 1507-2315

MELNICK PETER AND DONNA ROBERTS FAMILY TRUST DATED
P O BOX 1445
HIGH SPRINGS, FL 32655-1445

2026

00-00-00-00778-000



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 0 TOTAL LAND VALUE - MARKET 24,000 TOTAL MARKET VALUE 24,000 SOH/AGL Deduction 4,200 ASSESSED VALUE 19,800 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 19,800 TOTAL JUST VALUE 24,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 18,000											
																				PERMIT NUM DESCRIPTION AMT ISSUED											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1507/2315 2/05/2024 WD U V 11 100 GRANTOR: MELNICK PETER M GRANTEE: MELNICK PETER AND D											
																				BLD DATE LGL DATE XF DATE LAND DATE 04/14/2026 MLU INC DATE AG DATE											
TOTALS																															
EXTRA FEATURES																				BUILDING NOTES											
L N	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	BUILDING DIMENSIONS														
																	TOTAL OB/XF 0														
LAND DESCRIPTION										TOTAL OB/XF																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000														