LOT 26 BLOCK 4 UNIT 23 THREE RIV
707-739, QC 1218-1012,

MASON WILLIAM RICHARD
12137 US HWY 301 N
PARRISH, FL 34219

2027

00-00-00-01438-026

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.23	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	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,100
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	35,100
SOH/AGL Deduction	11,198
ASSESSED VALUE	23,902
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,902
TOTAL JUST VALUE	35,100
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,100

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1218/1012	4/22/2011	QC	U	V	11	7,500
GRANTOR: EDWARD DARRELL LOWE						
GRANTEE: WILLIAM RICHARD MAS						
0707/0739	9/01/1989	WD	Q	V		6,000
GRANTOR: THREE RIVERS						
GRANTEE: EDWARD LOWE						

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	600.00	600.00	100	2026	2025		100	600	
2	0040	BARN,POLE	0	0	48	44	1.00	UT	10,500.00	10,500.00	100	2026	2025		100	10,500	

LAND DESCRIPTION

TOTAL OB/XF 11,100

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	0700	C	MISC RES	0		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 05/14/2026 BY AJ Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 11/16/2026 BY SYS