E DIV: LOT 10 BLOCK 7 GELBERGS R
OF BLKS 6, 7, 8 & 9 OAK PARK S/D

LIVE OAK EARTH LLC
830-13 A1A N, BOX 125
PONTE VEDRA BEACH, FL 32082

2027

00-00-00-13431-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	860317.00 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	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	8,998
TOTAL MARKET VALUE	8,998
SOH/AGL Deduction	2,625
ASSESSED VALUE	6,373
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,373
TOTAL JUST VALUE	8,998
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	7,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1574/796	8/05/2026	QC	U	V	11	100
GRANTOR: BRANFORD EARTH LLC						
GRANTEE: LIVE OAK EARTH LLC						
1574/87	7/23/2026	WD	Q	V	01	15,000
GRANTOR: GONZALES CLAUDE						
GRANTEE: BRANFORD EARTH LLC						

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		*RSF	-357.00	105.00	5,999.00	SF		1.00	1.00	1.00	1.50	1.50	8,998							

REVIEW DATE BY Total Acres: 0.14 Total Land Value: 8,998 Market: 0 Agricultural: 0 Common: 8,998 PRINTED 11/17/2026 BY SYS