

S DIV: LOTS 3 & 4 BLK 2 WOODLAND
 1 & LOTS 5 & 6 BLK 2 WOODLAND GR
 LOT 1 BLK 5 WOODLAND GROVE S/D U

MHATRE UMESH M/MHATRE SHILPA U
 213 SW BROTHERS LN
 LAKE CITY, FL 32025

2026

00-00-00-13564-002



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: 1 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 12,950 TOTAL MARKET VALUE 12,950 SOH/AGL Deduction 0 ASSESSED VALUE 12,950 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 12,950 TOTAL JUST VALUE 12,950 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 51,800																			
																				PERMIT NUM DESCRIPTION AMT ISSUED																			
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1516/59 5/28/2024 QC U I 34 278,000 GRANTOR: MOD DEVELOPMENT LLC GRANTEE: MHATRE UMESH M 1084/1706 5/22/2006 WD Q V 82,500 GRANTOR: CHARLES S & GERALDINE GRANTEE: MOD DEVELOPMENT LLC																			
DOR CODE 0000 VACANT										BLD DATE										LGL DATE																			
MAP NUM MKT AREA 07										XF DATE										LAND DATE 04/21/2023 MLU																			
NEIGHBORHOOD/LOC 870317.00 1.00/										INC DATE										AG DATE																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
																				TOTALS																			
EXTRA FEATURES																																							
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 NOTES																							
																BUILDING DIMENSIONS																							
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		*RSF	2 0.00	0.00	5.00	LT		1.00	1.00	0.14	18,500.00	2,590.00	12,950																						
REVIEW DATE 04/21/2023 BY MLU Total Acres: 1.13 Total Land Value: 12,950 Market: 0 Agricultural: 0 Common: 12,950 PRINTED 06/23/2026 BY SYS																																							