ALL OF PROTECTED AREA TRACT 2 AS OF SUWANNEE RIVER. 476-346, 743-743-1551-1552 & 809-1824-1831.(C

PIONESSA GERALD J/PIONESSA EVELYN G
869 NW STONEMAN POINT GLN
WHITE SPRINGS, FL 32096

2026

00-2N-16-01442-999

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9600	WASTELAND/DUMPS	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	900216.00 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	06/23/2021 MLU
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		12,005
TOTAL MARKET VALUE		12,005
SOH/AGL Deduction		0
ASSESSED VALUE		12,005
TOTAL EXEMPTION VALUE	CE	12,005
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		12,005
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		12,005

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/2772	3/30/2022	WD	Q	I	05	1,281,200
GRANTOR: HINSON'S BROWARD PROP						
GRANTEE: PIONESSA GERALD J						
1218/1241	7/25/2011	WD	Q	I	01	600,000
GRANTOR: GAIL MCDANIEL						
GRANTEE: HINSON'S BROWARD PR						

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	9630	C	SWAMP	0			0.00	0.00	300.12	AC		1.00	1.00	1.00	40.00	40.00	12,005							

REVIEW DATE 06/23/2021 BY MLU Total Acres: 300.12 Total Land Value: 12,005 Market: 0 Agricultural: 0 Common: 12,005 PRINTED 06/02/2026 BY SYS