

BEG WHERE S LINE INTERSECTS W SI
 FERRY RD, RUN N 420 FT, W 210 FT
 TO SEC LINE, E 210 FT TO POB.

THOMAS RACHEL ROSSIN
 562 W MINNESOTA AVE
 MACCLENNY, FL 32063

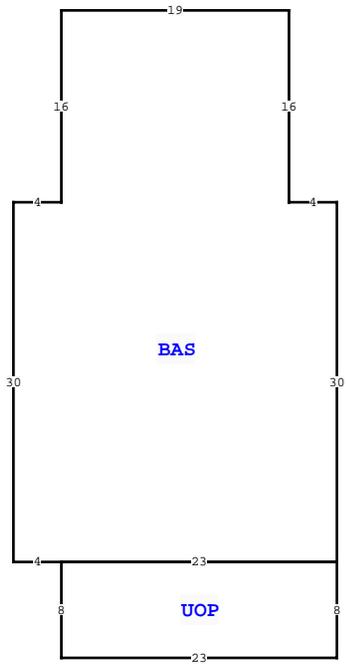
2026

01-2S-16-01562-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	80
Exterior Wall	05	AVERAGE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	09	PINE WOOD	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	01	01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	1216.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,114	100	
UOP	184	20	
TOTALS	1,298		1,151 45,899

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,151	54.7740	61.35	70,614	1945	1945	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2023 Heated Area: 1114 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			45,899
TOTAL MARKET OB/XF VALUE			4,200
TOTAL LAND VALUE - MARKET			22,000
TOTAL MARKET VALUE			72,099
SOH/AGL Deduction			0
ASSESSED VALUE			72,099
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			72,099
TOTAL JUST VALUE			72,099
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			67,099

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17904	M H	125	02/06/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W19 S16 W4 S30 E4 UOP= S8 E23 N8 W23 E23 N30 W4 N16 S.	

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
1	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION														TOTAL OB/XF 4,200										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	0100	C	SFR	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							