SW1/4 OF NW1/4 & EX 5 AC DESC IN
342-455 THRU 461, 959-2608, PB 9

SAULSBY OLIVER W/SAULSBY WILILE H
196 NW SAULSBY GLN
LAKE CITY, FL 32055-7521

**2026**

**01-3S-15-00127-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 5500 | TIMBERLAND 80-89 | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 1315.00 | 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 | 05/04/2026 MLU |
| INC DATE | | AG DATE | 07/15/2022 SPF |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 210,000 |
| TOTAL MARKET VALUE | 13,895 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 13,895 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 13,895 |
| TOTAL JUST VALUE | 210,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 192,500 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1127/2198 | 7/20/2007 | WD | Q | V | 06 | 55,100 |
| GRANTOR: EDWARD M SAULSBY | | | | | | |
| GRANTEE: OLIVER W & WILLIE H | | | | | | |
| 1055/2643 | 7/15/2005 | WD | Q | V | 06 | 66,400 |
| GRANTOR: EDWARD SAULSBY ETAL | | | | | | |
| GRANTEE: OLIVER W & WILLIE H | | | | | | |

### 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 | 5500 | A | TIMBER 2 | 0 | | A-1 | 0.00 | 0.00 | 31.00 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 13,795 | | | | | | | |
| 2 | 5997 | A | RIVERS/BAYS/ | 0 | | A-1 | 0.00 | 0.00 | 4.00 | AC | | 1.00 | 1.00 | 1.00 | 25.00 | 25.00 | 100 | | | | | | | |
| 3 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 35.00 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 210,000 | | | | | | | |

REVIEW DATE 05/04/2026 BY MLU Total Acres: 35.00 Total Land Value: 13,895 Market: 210,000 Agricultural: 13,895 Common: 0 PRINTED 05/08/2026 BY SYS