

BEG INTERS SE R/W TROY RD & E LI
 NW1/4, RUN S 322.68 FT TO N R/W
 RD, RUN NW'LY ALONG R/W 162.56 F

BEST AND GOOD INVESTMENTS LLC
 2503 NW 147TH ST
 NEWBERRY, FL 32669

2026

01-4S-16-02677-001



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											1		
																	BUILDING MARKET VALUE											0		
																	TOTAL MARKET OB/XF VALUE											0		
																	TOTAL LAND VALUE - MARKET											131,114		
																	TOTAL MARKET VALUE											131,114		
																	SOH/AGL Deduction											7,493		
																	ASSESSED VALUE											123,621		
																	TOTAL EXEMPTION VALUE											0		
																	BASE TAXABLE VALUE											123,621		
																	TOTAL JUST VALUE											131,114		
																	NCON VALUE											0		
																	INCOME VALUE													
																	PREVIOUS YEAR MKT VALUE											112,383		
																	PERMIT NUM													
																	DESCRIPTION													
																	AMT													
																	ISSUED													
																	SALES DATA													
																	OFF RECORD Number													
																	DATE													
																	TYPE INST													
																	Q / V / RSN CD													
																	1515/482													
																	2/01/2024													
																	WD U V 11													
																	SALE PRICE											100		
																	GRANTOR: OM SHANTI INVESTMENT													
																	GRANTEE: BEST AND GOOD INVES													
																	1480/2168													
																	12/07/2022													
																	WD Q V 05													
																	175,000													
																	GRANTOR: HUDSON WAYNE T SR													
																	GRANTEE: OM SHANTI INVESTMEN													
																	BUILDING NOTES													
																	BUILDING DIMENSIONS													
																	TOTALS													
																	EXTRA FEATURES													
																	BLD DATE													
																	XF DATE													
																	INC DATE													
																	LGL DATE													
																	LAND DATE											05/12/2026		
																	AG DATE											MLU		
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	1000	C	VACANT COMME						0.00	0.00	37,461.00	SF		1.00	1.00	1.00	3.50	3.50	131,114											
																	LAND DESCRIPTION													
																	TOTAL OB/XF											0		
																	L N													
																	USE CODE													
																	CLS													
																	LAND USE DESCRIPTION													
																	CAP													
																	R D													
																	LOC ZONE													
																	FRONT													
																	DEPTH													
																	TOT LND UTS													
																	UNIT TYPE													
																	D T													
																	DPHT FACT													
																	% COND													
																	TOT ADJ													
																	UNIT PRICE													
																	ADJ UNIT PRICE													
																	LAND VALUE													
																	OTHER ADJUSTMENTS AND NOTES													
																	YEAR													
																	DENSITY													
																	DECL													
																	FRZ													
																	YR													
																	CONSRV													
																	REVIEW DATE											05/12/2026		
																	BY											MLU		
																	Total Acres:											0.86		
																	Total Land Value:											131,114		
																	Market:											0		
																	Agricultural:											0		
																	Common:											131,114		
																	PRINTED											06/22/2026 BY SYS		