

PART OF LOT 4, COVE AT ROSE  
 CREEK DESC AS:  
 COMM AT NW COR LOT 4, RUN S

UNDER ALL LLC  
 426 SW COMMERCE DR #130  
 LAKE CITY, FL 32025

2026

01-5S-16-03397-104



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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 33,600 TOTAL MARKET VALUE 33,600 SOH/AGL Deduction 336 ASSESSED VALUE 33,264 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 33,264 TOTAL JUST VALUE 33,600 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 30,240										
DOR CODE 0000 VACANT																	PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1423/0782 10/30/2020 WD Q V 01 30,000 GRANTOR: MARIE RAIME GRANTEE: UNDER ALL LLC 1292/0556 4/01/2015 WD Q V 01 25,000 GRANTOR: ANDREW P SCHNEIDER GRANTEE: MARIE RAIME										
MAP NUM MKT AREA 01																	BLD DATE XF DATE INC DATE LGL DATE LAND DATE 04/20/2026 MLU AG DATE										
NEIGHBORHOOD/LOC 1516.00 1.00/																	BUILDING NOTES BUILDING DIMENSIONS										
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												
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	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		A-3	0.00	0.00	1.68	AC		1.00	1.00	1.00	20,000.00	20,000.00	33,600										
REVIEW DATE 04/20/2026 BY MLU Total Acres: 1.68 Total Land Value: 33,600 Market: 0 Agricultural: 0 Common: 33,600 PRINTED 06/22/2026 BY SYS																											