

LOT 25 BLOCK 5 WILSON SPRINGS CO  
 1-B: COMM AT NE COR OF SE1/4, R  
 FT, S 46 DG W 985.27 FT TO POB R

CRAIG CHERI LEE  
 319 SW ROSE LN  
 FORT WHITE, FL 32038

**2026**

01-7S-15-04149-525  


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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 16,000 <b>TOTAL MARKET VALUE</b> 16,000 <b>SOH/AGL Deduction</b> 3,680 <b>ASSESSED VALUE</b> 12,320 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 12,320 <b>TOTAL JUST VALUE</b> 16,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 11,200																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>     																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1564/2468</td> <td>4/02/2026</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> </tbody> </table> GRANTOR: CRAIG JERRY K GRANTEE: CRAIG CHERI LEE 1435/1113      4/20/2021      WD      Q      V      05      27,500 GRANTOR: MILLS-HINSON KAREN GRANTEE: CRAIG JERRY K										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1564/2468	4/02/2026	QC	U	V	11	100
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<b>TOTALS</b> <b>EXTRA FEATURES</b>										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/08/2026      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																											
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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-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	20,000.00	16,000.00	16,000																										
<b>REVIEW DATE</b> 05/08/2026 <b>BY</b> MLU    Total Acres: 0.39    Total Land Value: 16,000    Market: 0    Agricultural: 0    Common: 16,000 <b>PRINTED 06/10/2026 BY SYS</b>																																											