BEG 132 FT S OF NE COR OF NE1/4
450 FT, S 462 FT, E 450, N 462 F

MOO FARMS LLC
398 SE CR 18
LAKE CITY, FL 32024

**2026**

**01-7S-16-04106-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |
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| | | | |
|---|---|---|---|
| DOR CODE | 0700 | MISC IMPROVED | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 1716.00 | 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

705 SW LEGREE TER, FORT WHITE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/06/2026 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 9,200 |
| TOTAL LAND VALUE - MARKET | 49,608 |
| TOTAL MARKET VALUE | 58,808 |
| SOH/AGL Deduction | 6,712 |
| ASSESSED VALUE | 52,096 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 52,096 |
| TOTAL JUST VALUE | 58,808 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 47,360 |

XFOB:2:1: ID#3358505075 A & B ON DEED 780-2116

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000042343 | Electrical Servic | 0 | 07/16/2021 |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1550/107 | 12/19/2024 | WD | U | I | 11 | 100 |
| GRANTOR: MOSELEY J. WAYNE AKA | | | | | | |
| GRANTEE: MOO FARMS LLC | | | | | | |
| 1446/2235 | 8/14/2021 | WD | U | I | 30 | 100 |
| GRANTOR: | | | | | | |
| GRANTEE: | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 1,000.00 | 1,000.00 | 100 | 2022 | 2021 | | 100 | 1,000 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 600.00 | 600.00 | 100 | 2022 | 2021 | | 100 | 600 | |
| 3 | 9945 | Well/Sept | 0 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | |
| 4 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 600.00 | 600.00 | 100 | 2022 | 2021 | | 100 | 600 | |

## LAND DESCRIPTION

TOTAL OB/XF 9,200

| 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 | 9901 | C | AC/XFOB | 0 | | A-1 | 0.00 | 0.00 | 4.77 | AC | | 1.00 | 1.00 | 0.80 | 13,000.00 | 10,400.00 | 49,608 | | | | | | | |

REVIEW DATE 10/25/2021 BY JB Total Acres: 4.77 Total Land Value: 49,608 Market: 0 Agricultural: 0 Common: 49,608 PRINTED 06/09/2026 BY SYS