NW1/4 OF NE1/4.

544-280, 557-572, LE 1549-162

CROW MARK VAUGHN/CROW JANORA
1664 NW LOWER SPRINGS RD
LAKE CITY, FL 32055

2026

02-3S-15-00140-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	2315.00	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

1664 NW LOWER SPRINGS RD, LAKE CITY

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	1,800
TOTAL LAND VALUE - MARKET	240,000
TOTAL MARKET VALUE	19,600
SOH/AGL Deduction	0
ASSESSED VALUE	19,600
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,600
TOTAL JUST VALUE	241,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	221,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1549/162	9/08/2025	LE	U	I	14	100

GRANTOR: CROW MARK VAUGHAN

GRANTEE: CROW MARK VAUGHN (E

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	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0294	SHED WOOD/	0	0	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	400	
3	0296	SHED METAL	0	0	15	20	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,800

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	40.00	AC		1.00	1.00	1.00	445.00	445.00	17,800							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	40.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	240,000							

REVIEW DATE 01/11/2023 BY KS Total Acres: 40.00 Total Land Value: 17,800 Market: 240,000 Agricultural: 17,800 Common: 0 PRINTED 06/08/2026 BY SYS