

BEG NW COR NE1/4 OF SE1/4 &  
 RUN E 706 FT, S 308.94 FT, W  
 706.01 FT, N 309.39 FT TO POB.

TATUM RICKY A  
 160 SW ORCHARD CT  
 LAKE CITY, FL 32024

**2026**

02-4S-15-00331-001  


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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 48,048 TOTAL MARKET VALUE 48,048 SOH/AGL Deduction 9,289 ASSESSED VALUE 38,759 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 38,759 TOTAL JUST VALUE 48,048 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 44,044 SALE: 3:1: 10.01 ACRES SALE: 2:1: REPO SALE: 1:1: 10.15 ACRES PERMIT NUM DESCRIPTION AMT ISSUED 22528 M H 447 11/23/2004 SALES DATA OFF RECORD TYPE Q V RSN SALE Number DATE INST U / I / CD PRICE 1051/2587 7/05/2005 WD Q V 04 100 GRANTOR: LEE R & VELMA C PERRY GRANTEE: RICKY A TATUM 1029/1217 11/01/2004 AG Q V 01 24,000 GRANTOR: LEE R & VELMA C PERRY GRANTEE: RICKY A TATUM BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE 0000 VACANT										TOTALS										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/22/2026 MLU											
MAP NUM MKT AREA 01										EXTRA FEATURES																					
NEIGHBORHOOD/LOC 2415.00 1.00/										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																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
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-1	0.00	0.00	5.01	AC		1.00	1.00	0.80	12,000.00	9,600.00	48,048														
REVIEW DATE 04/22/2026 BY MLU Total Acres: 5.01 Total Land Value: 48,048 Market: 0 Agricultural: 0 Common: 48,048 PRINTED 05/12/2026 BY SYS																															