NE1/4, EX 5 AC DESC IN ORB
871-1295. PROB #97-129CP
ORB 844-836 THRU 844-851. EX

TERRY C T (ESTATE)
112 SW TERRY TERR
LAKE CITY, FL 32024

2026

02-5S-15-00426-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5200	CROPLAND CLS2	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2515.00	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

606 SW TERRY TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,983
TOTAL LAND VALUE - MARKET	765,000
TOTAL MARKET VALUE	73,223
SOH/AGL Deduction	0
ASSESSED VALUE	73,223
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,223
TOTAL JUST VALUE	776,983
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	700,483

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052175	Electrical Servic	0	01/28/2025
000051960	Right-of-Way Acce		01/02/2025
12082	SFR	295	01/29/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

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	0.00	0.00	100	0	0	3	100	1,500	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,600	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
4	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
6	0166	CONC,PAVMT	0	0	0	0	822.00	UT	1.50	1.50	100	1997	1997	3	100	1,233	
7	0030	BARN,MT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	3,200	
8	0040	BARN,POLE	0	0	24	170	4,080.00	UT	2.50	2.50	25	2013	2013	3	25	2,550	
9	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 11,983

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	152.00	AC		1.00	1.00	1.00	370.00	370.00	56,240							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	152.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	760,000							

REVIEW DATE 02/07/2025 BY Total Acres: 153.00 Total Land Value: 61,240 Market: 760,000 Agricultural: 56,240 Common: 5,000 PRINTED 05/07/2026 BY SYS