



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> 7,000 <b>TOTAL LAND VALUE - MARKET</b> 700,000 <b>TOTAL MARKET VALUE</b> 57,618 SOH/AGL Deduction 2,241 <b>ASSESSED VALUE</b> 55,377 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 55,377 <b>TOTAL JUST VALUE</b> 707,000 NCON VALUE 0 <b>INCOME VALUE</b> PREVIOUS YEAR MKT VALUE 637,000																																																										
																				<b>PERMIT NUM</b> 36383 <b>DESCRIPTION</b> PUMP/UTPOL <b>AMT</b> 50 <b>ISSUED</b> 02/27/2018																																																										
																				<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>1444/2575</td> <td>8/13/2021</td> <td>WD Q</td> <td>V</td> <td></td> <td>01</td> <td>550,000</td> </tr> <tr> <td colspan="7">GRANTOR: OLIVIA RAE FARMS INC</td> </tr> <tr> <td colspan="7">GRANTEE: DICKS ROY STEVEN</td> </tr> <tr> <td>1349/2365</td> <td>12/14/2017</td> <td>WD Q</td> <td>V</td> <td></td> <td>01</td> <td>364,000</td> </tr> <tr> <td colspan="7">GRANTOR: DOROTHY DICKS FEAGLE</td> </tr> <tr> <td colspan="7">GRANTEE: OLIVIA RAE FARMS IN</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1444/2575	8/13/2021	WD Q	V		01	550,000	GRANTOR: OLIVIA RAE FARMS INC							GRANTEE: DICKS ROY STEVEN							1349/2365	12/14/2017	WD Q	V		01	364,000	GRANTOR: DOROTHY DICKS FEAGLE							GRANTEE: OLIVIA RAE FARMS IN						
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<b>TOTALS</b>																				BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU																																																
<b>EXTRA FEATURES</b> 351 SE FEAGLE AVE, LAKE CITY																																																																														
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																																																														
1	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																																																															
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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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																																																						
1	5600	A	TIMBER 3	0		A-1	0.00	0.00	88.50	AC		1.00	1.00	1.00	281.00	281.00	24,868																																																													
2	6677	A	PECANS	0		A-1	0.00	0.00	51.50	AC		1.00	1.00	1.00	500.00	500.00	25,750																																																													
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	140.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	700,000																																																													
<b>REVIEW DATE</b> 04/16/2018 <b>BY</b> DF <b>Total Acres:</b> 140.00 <b>Total Land Value:</b> 50,618 <b>Market:</b> 700,000 <b>Agricultural:</b> 50,618 <b>Common:</b> 0 <b>PRINTED 05/08/2026 BY SYS</b>																																																																														