S1/2 OF SE1/4 OF SE1/4 EX 5.01 A
1493-1310.

D & M GLENN LLC
PO BOX 760
FORT WHITE, FL 32038

2027

02-7S-16-04112-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2716.00	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

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	127,415
TOTAL MARKET VALUE	4,204
SOH/AGL Deduction	0
ASSESSED VALUE	4,204
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,204
TOTAL JUST VALUE	127,415
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	127,415

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1558/685	11/24/2025	QC	U	V	11	100
GRANTOR: HUMPHRIES MATTHEW						
GRANTEE: D & M GLENN LLC						
1405/0018	2/04/2020	QC	U	V	11	50,000
GRANTOR: CHARLOTTE GLENN						
GRANTEE: MATTHEW & RACHEL HU						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5600	A	TIMBER 3	0					6.49	AC		1.00	1.00	1.00	281.00	281.00	1,824							
2	6200	A	PASTURE 3	0					8.50	AC		1.00	1.00	1.00	280.00	280.00	2,380							
3	9910	M	MKT.VAL.AG	0					14.99	AC		1.00	1.00	1.00	8,500.00	8,500.00	127,415							

REVIEW DATE 07/07/2026 BY NH Total Acres: 14.99 Total Land Value: 4,204 Market: 127,415 Agricultural: 4,204 Common: 0 PRINTED 11/17/2026 BY SYS