

COMM AT THE SE COR OF N1/2 OF NW1/4, THENCE RUN W ALONG THE SOUTH LINE 811.39 FT, N 3 DEG

GEIGER BILLY/GEIGER AMY MICHELLE  
980 NE DREW ROAD  
LAKE CITY, FL 32055

2026

03-2S-17-04665-003

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> 0 <b>TOTAL LAND VALUE - MARKET</b> 6,104 <b>TOTAL MARKET VALUE</b> 6,104 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 6,104 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 6,104 <b>TOTAL JUST VALUE</b> 6,104 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 6,104											
DOR CODE 0000 VACANT																															
MAP NUM MKT AREA 05																															
NEIGHBORHOOD/LOC 1217.00 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES										BLD DATE						LGL DATE															
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															
										XF DATE						LAND DATE															
										INC DATE						AG DATE															
										SALES DATA																					
										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE															
										1362/2611	6/21/2018	WD	Q	V	01	8,000															
										GRANTOR: JEANETTE F MCWILLIAMS																					
										GRANTEE: BILLY & ANY MICHELL																					
										1282/2119	10/08/2014	WD	Q	V	01	7,000															
										GRANTOR: ROBERT A LAFATA																					
										GRANTEE: CHARLES R MCNALLY &																					
										BUILDING NOTES																					
										BUILDING DIMENSIONS																					
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	1.09	AC		1.00	1.00	1.00	5,600.00	5,600.00	6,104														
REVIEW DATE 07/23/2015 BY DF Total Acres: 1.09 Total Land Value: 6,104 Market: 0 Agricultural: 0 Common: 6,104 PRINTED 03/25/2026 BY SYS																															