

BEG AT SE COR OF LOT 26 DEER
 CREEK PHASE 2, RUN SW 602.52
 FT, S 244.09 FT, SE 621.21 FT

CORNERSTONE PARTNERS LIMITED
 PARTNERSHIP, P O BOX 1208
 LAKE CITY, FL 32056-1208

2026

03-4S-16-02732-008


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: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 16,254 TOTAL MARKET VALUE 16,254 SOH/AGL Deduction 0 ASSESSED VALUE 16,254 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 16,254 TOTAL JUST VALUE 16,254 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 16,254											
DOR CODE 9600 WASTELAND/DUMPS																				PERMIT NUM DESCRIPTION AMT ISSUED													
MAP NUM MKT AREA 06																																	
NEIGHBORHOOD/LOC 3416.00 1.00/																				SALES DATA													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE					BLD DATE					LGL DATE					OFF RECORD Number	DATE	TYPE INST	Q /	V /	RSN CD	SALE PRICE							
																				1278/0772	7/25/2014	WD U	V	11	100								
GRANTOR: THE PRESERVE AT LAURE																				GRANTOR: WPS LLC													
GRANTEE: CORNERSTONE PARTNER																				GRANTEE: CORNERSTONE PARTNER													
1260/2156																				8/14/2013										WD U	V	11	100
TOTALS																				INC DATE													
EXTRA FEATURES																				AG 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	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	9600	C	WASTELAND	0			0.00	0.00	6.02	AC		1.00	1.00	1.00	2,700.00	2,700.00	16,254																
REVIEW DATE 09/22/2023 BY ks										Total Acres: 6.02										Total Land Value: 16,254													
										Market: 0										Agricultural: 0													
																				Common: 16,254													
																				PRINTED 05/12/2026 BY SYS													