COMM SW COR OF SEC, E 40 FT TO E
CLUB RD, N 409.61 FT, E 105.06 F
193.28 FT, W 75.58 FT, SW 45.72

COLUMBIA COUNTY, FLORIDA
PO BOX 1529
LAKE CITY, FL 32056

2026

03-4S-17-07486-007

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8086	COUNTY VAC	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.00	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

328 SE BUCK GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		58,000
TOTAL LAND VALUE - MARKET		123,340
TOTAL MARKET VALUE		181,340
SOH/AGL Deduction		16,861
ASSESSED VALUE		164,479
TOTAL EXEMPTION VALUE	03	164,479
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		181,340
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		181,340

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26200	SFR	421	09/05/2007
25016	M H	296	09/26/2006
16494	M H	125	01/12/2000
16317	M H	125	11/22/1999
10013	M H	125	07/27/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1543/852	6/24/2025	CY	U	I	18	0
GRANTOR: SUWANNEE RIVER WATER						
GRANTEE: COLUMBIA COUNTY, FL						
1298/0943	7/23/2015	CT	U	V	18	300,000
GRANTOR: CLERK OF COURT (EL RA						
GRANTEE: SUWANNEE RIVER WATE						

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	9945	Well/Sept	0	0	0	0	7.00	UT	7,000.00	7,000.00	100			3	100	49,000	
2	9947	Septic	0	0	0	0	3.00	UT	3,000.00	3,000.00	100			3	100	9,000	

LAND DESCRIPTION

TOTAL OB/XF 58,000

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	8600	C	COUNTY	0		A-1	0.00	0.00	17.62	AC		1.00	1.00	1.00	7,000.00	7,000.00	123,340							

REVIEW DATE 03/15/2017 BY DF Total Acres: 17.62 Total Land Value: 123,340 Market: 0 Agricultural: 0 Common: 123,340 PRINTED 06/23/2026 BY SYS