COMM NW COR, RUN E 1320.05 FT, S
FT FOR POB, RUN S 775 FT, W 979.
CR-133, N 399.84 FT, E 580.80 FT

HILL FREDERICK J
P O BOX 73
SUWANNEE, FL 32692

**2027**

**03-4S-17-07490-003**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 5000 | IMPROVED AG | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

130 SE CARDINAL GLN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/09/2025 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 | 800 |
| TOTAL LAND VALUE - MARKET | 121,716 |
| TOTAL MARKET VALUE | 4,658 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 4,658 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 4,658 |
| TOTAL JUST VALUE | 122,516 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 122,516 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1473/672 | 8/12/2022 | LE | U | I | 14 | 100 |
| GRANTOR: HILL FREDERICK J SR ( | | | | | | |
| GRANTEE: WALTRIP LISA HILL ( | | | | | | |
| 1472/2263 | 6/28/2022 | LE | U | V | 14 | 100 |
| GRANTOR: HILL FREDERICK J SR ( | | | | | | |
| GRANTEE: WALTRIP LISA HILL ( | | | | | | |

## 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 | 0294 | SHED WOOD/ | 0 | 0 | 30 | 40 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| 2 | 0020 | BARN,FR | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| | | | | | | | | | | | | | | | | | |
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## LAND DESCRIPTION

TOTAL OB/XF 800

| 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 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 10.03 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 2,808 | | | | | | | |
| 2 | 5500 | A | TIMBER 2 | 0 | | A-1 | 0.00 | 0.00 | 1.85 | AC | | 1.00 | 1.00 | 1.00 | 445.00 | 445.00 | 823 | | | | | | | |
| 3 | 5700 | A | TIMBER 4 | 0 | | A-1 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 227.00 | 227.00 | 227 | | | | | | | |
| 4 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 12.88 | AC | | 1.00 | 1.00 | 1.35 | 7,000.00 | 9,450.00 | 121,716 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |

REVIEW DATE 03/07/2017 BY DF Total Acres: 12.88 Total Land Value: 3,858 Market: 121,716 Agricultural: 3,858 Common: 0 PRINTED 11/17/2026 BY SYS