COMM AT SE COR OF NE1/4 OF NE 1/
FT FOR POB, CONT W 458.27 FT, N
458.28 FT, S 1340.83 FT TO POB (

NICELY LYNN W
4537 SW 84TH TRL
LAKE BUTLER, FL 32054-7346

2027

04-6S-17-09597-008

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	4617.00	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	05/07/2026 MLU
XF DATE		LAND DATE	
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	7,000
TOTAL LAND VALUE - MARKET	126,900
TOTAL MARKET VALUE	13,274
SOH/AGL Deduction	2,284
ASSESSED VALUE	10,990
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	10,990
TOTAL JUST VALUE	133,900
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	133,900

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1572/439	6/23/2026	LE	U	I	14	100
GRANTOR: NICELY LYNN W						
GRANTEE: NICELY LYNN W (ENH						
822/1514	5/22/1996	WD	U	V	11	100
GRANTOR: NICELY JEANNIE S						
GRANTEE: NICELY LYNN W						

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	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	14.10	AC		1.00	1.00	1.00	445.00	445.00	6,274							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	14.10	AC		1.00	1.00	1.00	9,000.00	9,000.00	126,900							

REVIEW DATE 10/02/2017 BY BC Total Acres: 14.10 Total Land Value: 6,274 Market: 126,900 Agricultural: 6,274 Common: 0 PRINTED 11/17/2026 BY SYS