

E1/2 OF NE1/4 EX 5 ACRES OFF W S
OF NE1/4 LYING S OF I-10 & NE1/4
LYING N OF CR-250.

ALEX & BLONDINA STEVENS FAMILY LLC
5159 SW STATE RD 247
LAKE CITY, FL 32024

2026

05-3S-16-01963-001



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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 319,440 TOTAL MARKET VALUE 13,910 SOH/AGL Deduction 0 ASSESSED VALUE 13,910 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 13,910 TOTAL JUST VALUE 319,440 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 319,440																									
																				PERMIT NUM DESCRIPTION AMT ISSUED 																									
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1338/0579</td> <td>5/17/2017</td> <td>WD</td> <td>U</td> <td>V</td> <td>11</td> <td>0</td> </tr> </tbody> </table> GRANTOR: ALEX H STEVENS JR TRU GRANTEE: ALEX & BLONDINA STE 0777/2122 7/28/1993 WD U V 35 141,200 GRANTOR: CHAMPION REALTY GRANTEE: STEVENS TRUST										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1338/0579	5/17/2017	WD	U	V	11	0		
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TOTALS																																													
EXTRA FEATURES																																													
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																													

LAND DESCRIPTION										TOTAL OB/XF														
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	5600	A	TIMBER 3	0		A-1	0.00	0.00	48.08	AC		1.00	1.00	1.00	281.00	281.00	13,510							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	40.00	40.00	400							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	58.08	AC		1.00	1.00	1.00	5,500.00	5,500.00	319,440							