

LOT 10 CARTER PLACE S/D UNR DESC  
 OF NW1/4, N 430.19 FT, E 1695.35  
 US HWY 441, NE ALONG R/W 101.26

HOMETOWN INVESTORS LLC  
 134 SW VELVET GLN  
 LAKE CITY, FL 32024

**2026**

05-3S-17-04843-050  


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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 25,600 <b>TOTAL MARKET VALUE</b> 448 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 448 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 448 <b>TOTAL JUST VALUE</b> 25,600 NCON VALUE 0 <b>INCOME VALUE</b> PREVIOUS YEAR MKT VALUE																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>    																							
																				<b>SALES DATA</b> <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>1566/911</td> <td>4/20/2026</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>42,500</td> </tr> </tbody> </table> GRANTOR: BASS ERNEST L GRANTEE: HOMETOWN INVESTORS										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1566/911	4/20/2026	WD	Q	V	01	42,500
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1566/911	4/20/2026	WD	Q	V	01	42,500																																					
<b>TOTALS</b>										<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>LGL DATE</th> <th>MLU</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>LAND DATE</td> <td>05/08/2026</td> </tr> <tr> <td>INC DATE</td> <td>AG DATE</td> <td>09/26/2023</td> </tr> </tbody> </table>										BLD DATE	LGL DATE	MLU	XF DATE	LAND DATE	05/08/2026	INC DATE	AG DATE	09/26/2023	<b>BUILDING NOTES</b>														
BLD DATE	LGL DATE	MLU																																									
XF DATE	LAND DATE	05/08/2026																																									
INC DATE	AG DATE	09/26/2023																																									
<b>EXTRA FEATURES</b>																				<b>BUILDING DIMENSIONS</b>																							
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																											
																	<b>LAND DESCRIPTION</b>																										
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	6200	A	PASTURE 3	0		00	0.00	0.00	1.60	AC		1.00	1.00	1.00	280.00	280.00	448																										
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	1.60	AC		1.00	1.00	1.00	16,000.00	16,000.00	25,600																										