

COMM NW COR OF NE1/4 OF SW1/4, R  
FOR POB, CONT E 78 FT, S 120 FT,  
120 FT TO POB. BEING IN NE1/4. C

HALL BECKY DEVANE/EMERSON SHANNON  
1908 WILLOW GROUSE PLACE  
ST JOHNS, FL 32259

2026

05-4S-17-07612-000



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: 1 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 14,040 <b>TOTAL MARKET VALUE</b> 14,040 <b>SOH/AGL Deduction</b> 4,259 <b>ASSESSED VALUE</b> 9,781 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 9,781 <b>TOTAL JUST VALUE</b> 14,040 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 8,892																							
																				<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>1419/2680</td> <td>8/26/2020</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> </tbody> </table> GRANTOR: BECKY DEVANE HALL GRANTEE: BECKY DEVANE HALL &										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1419/2680	8/26/2020	QC	U	V	11	100
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TOTALS																				MLU																							
<b>EXTRA FEATURES</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																											
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	0000	C	VAC RES	0		*RSF	278.00	120.00	9,360.00	SF		1.00	1.00	1.00	1.50	1.50	14,040																										
<b>REVIEW DATE</b> 05/12/2026 <b>BY</b> MLU <b>Total Acres:</b> 0.21 <b>Total Land Value:</b> 14,040 <b>Market:</b> 0 <b>Agricultural:</b> 0 <b>Common:</b> 14,040 <b>PRINTED 06/09/2026 BY SYS</b>																																											