BEG INTERS S R/W LINE OF GRANVIE & E LINE OF SW1/4 OF NW1/4, RUN FT, W 174.09 FT, N 140.82 FT, E

COOPER GREGORY/COOPER SHAWNA L
1214 SW CASTLE HEIGHTS TER
LAKE CITY, FL 32025

2027

05-4S-17-07647-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5417.00	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	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	74,382
TOTAL MARKET VALUE	74,382
SOH/AGL Deduction	744
ASSESSED VALUE	73,638
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,638
TOTAL JUST VALUE	74,382
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,382

LAND:1:1: USED AS RHS. JOINS RE 14293-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1350/0247	12/19/2017	WD	U	I	11	100
GRANTOR: W DAVID CROSBY TRUSTE						
GRANTEE: GREGORY & SHAWNA L						
1171/1534	4/14/2009	WD	U	I	11	100
GRANTOR: W DAVID CROSBY						
GRANTEE: W DAVID CROSBY TRUS						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1000	C	VACANT COMME	0		A-3	141.00	161.00	22,540.00	SF		1.00	1.00	0.60	5.50	3.30	74,382							

REVIEW DATE 05/11/2026 BY MLU Total Acres: 0.52 Total Land Value: 74,382 Market: 0 Agricultural: 0 Common: 74,382 PRINTED 11/17/2026 BY SYS