

COMM SE COR OF NE1/4 OF NW1/4, W
 POB, CONT W 636.48 FT, N 856 FT,
 405.56 FT TO S R/W BELLAMY RD, E

ROBERTS THOMAS A/ROBERTS BOBBI A
 4922 SPANISH OAKS CIR
 AMELIA ISLAND, FL 32034

2026

05-7S-17-09907-008



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 166,180 TOTAL MARKET VALUE 6,671 SOH/AGL Deduction 0 ASSESSED VALUE 6,671 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 6,671 TOTAL JUST VALUE 166,180 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 118,700											
																				PERMIT NUM DESCRIPTION AMT ISSUED											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / I / RSN CD SALE PRICE 0427/0385 5/18/1979 WD Q I 01 24,818 GRANTOR: GEORGE C HIXON JR GRANTEE: JOHN HALL HIXON											
TOTALS										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU											
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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
																	TOTAL OB/XF 0														
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	23.74	AC		1.00	1.00	1.00	281.00	281.00	6,671														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	23.74	AC		1.00	1.00	1.00	7,000.00	7,000.00	166,180														
REVIEW DATE 05/07/2026 BY MLU Total Acres: 23.74 Total Land Value: 6,671 Market: 166,180 Agricultural: 6,671 Common: 0 PRINTED 06/09/2026 BY SYS																															