

BEG NW COR OF SEC 6, E 362 FT, S
361.89 FT TO W LINE OF SEC 6, N
POB.

DAVIS CHRISTA
1866 SW WESTER DR
LAKE CITY, FL 32024

2026

06-5S-17-09130-013



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 60,120 TOTAL MARKET VALUE 1,403 SOH/AGL Deduction 0 ASSESSED VALUE 1,403 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,403 TOTAL JUST VALUE 60,120 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 60,120											
DOR CODE 6200 PASTURE CLS33																				PERMIT NUM DESCRIPTION AMT ISSUED 000055531 Storage Building 15,000 04/21/2026 000055121 Mobile Home 02/26/2026 000054958 Right-of-Way Acce 02/05/2026											
MAP NUM MKT AREA 01																				SALES DATA											
NEIGHBORHOOD/LOC 6517.00 1.00/																				OFF RECORD TYPE Q V RSN SALE Number DATE INST U I / CD PRICE 1533/502 2/06/2025 WD U V 11 100											
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																				BLD DATE LGL DATE XF DATE LAND DATE 05/16/2023 MLU INC DATE AG DATE											
TOTALS																				BUILDING NOTES											
EXTRA FEATURES 657 SW FINLEY LITTLE LN, LAKE CITY																				BUILDING DIMENSIONS											
L	OB/XF	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														
N	CODE																														
LAND DESCRIPTION																				TOTAL OB/XF 0											
L	USE	CLS	LAND USE	CAP	R	LOC	FRONT	DEPTH	TOT	UNIT	D	DPHT	%	TOT	UNIT	ADJ UNIT	LAND	OTHER ADJUSTMENTS	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
N	CODE		DESCRIPTION		D	ZONE			LND	TYPE	T	FACT	COND	ADJ	PRICE	PRICE	VALUE	AND NOTES													
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	280.00	280.00	1,403														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120														