N1/2 OF NE1/4 NORTH OF RIVER.
565-663,659, RESOL 85-72, 655-23

SUWANNEE RIVER WATER MGMT DIST
9225 COUNTY ROAD 49
LIVE OAK, FL 32060

2026

06-8S-17-10096-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	8700	TIITF IMP	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6817.00	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	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		262,500
TOTAL MARKET VALUE		262,500
SOH/AGL Deduction		97,500
ASSESSED VALUE		165,000
TOTAL EXEMPTION VALUE	05	165,000
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		262,500
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		150,000

LAND:1:1: ADJ;4 RIVERFRONT

SALE:1:1: 2 PARCELS - 1 DEED / DEED OF CONVEYANCE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0655/0236	6/06/1988	DC	U	V	09	135,000

GRANTOR: ALACHUA COUNTY

GRANTEE: SUWANNEE RIV WATER

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	30.00	AC		1.00	1.00	1.25	7,000.00	8,750.00	262,500							

REVIEW DATE 05/07/2026 BY MLU Total Acres: 30.00 Total Land Value: 262,500 Market: 0 Agricultural: 0 Common: 262,500 PRINTED 06/11/2026 BY SYS