

COMM NW COR OF SEC, RUN S 50 FT,
FOR POB, RUN S 1280.9 FT, E 250
W 250 FT TO POB.

GRAVES AUTHER W/GRAVES ANNELIESE
298 SW RAY TERR
LAKE CITY, FL 32024

2026

07-4S-16-02805-000


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									
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 10,200 TOTAL LAND VALUE - MARKET 65,700 TOTAL MARKET VALUE 12,244 SOH/AGL Deduction 757 ASSESSED VALUE 11,487 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 11,487 TOTAL JUST VALUE 75,900 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 75,900											
																				PERMIT NUM DESCRIPTION AMT ISSUED 000050741 Roof Replacement 7,600 09/05/2024 000044208 Mobile Home 04/18/2022 27674 PUMP/UTPOL 50 03/09/2009											
																				SALES DATA OFF RECORD DATE TYPE Q V RSN SALE Number INST U I CD PRICE 1456/1360 1/07/2022 LE U I 14 100 GRANTOR: GRAVES AUTHER W AKA A GRANTEE: ROBINSON CRYSTAL NI 1357/0301 4/04/2018 LE U V 14 100 GRANTOR: AUTHER W & ANNELIESE GRANTEE: MICHELE GRAVES (RMD)											
DOR CODE 6200 PASTURE CLS33										MAP NUM MKT AREA 01										NEIGHBORHOOD/LOC 7416.00 1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										3789 SW PINEMOUNT RD, LAKE CITY										BLD DATE LGL DATE 04/07/2025 MLU											
EXTRA FEATURES																				BUILDING NOTES											
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 DIMENSIONS														
1	0030	BARN,MT	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,500																
2	0040	BARN,POLE	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300																
3	0252	LEAN-TO W/	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400																
4	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																
LAND DESCRIPTION										TOTAL OB/XF 10,200																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.30	AC		1.00	1.00	1.00	280.00	280.00	2,044														
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	7.30	AC		1.00	1.00	1.00	9,000.00	9,000.00	65,700														
REVIEW DATE 09/19/2024 BY JS Total Acres: 7.30 Total Land Value: 2,044 Market: 65,700 Agricultural: 2,044 Common: 0 PRINTED 05/08/2026 BY SYS																															