

COMM SW COR OF LOT 1 WESTBEND
ESTATES, RUN S 406.08 FT FOR
POB, CONT S 654.42 FT, E 666

DAVIS JAY S
P O BOX 1508
LAKE CITY, FL 32056

2026

08-4S-16-02816-031



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 95,000 TOTAL MARKET VALUE 2,800 SOH/AGL Deduction 0 ASSESSED VALUE 2,800 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,800 TOTAL JUST VALUE 95,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 90,000																																							
DOR CODE 6200 PASTURE CLS33																				PERMIT NUM										DESCRIPTION										AMT										ISSUED									
MAP NUM																																																											
NEIGHBORHOOD/LOC 8416.00 1.00/																																																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																						
TOTALS																																																											
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																																											
																	BLD DATE										LGL DATE																																
																	XF DATE										LAND DATE																																
																	INC DATE										AG DATE																																
																											05/04/2026 MLU																																
LAND DESCRIPTION																				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	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	280.00	280.00	2,800																																										
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	95,000																																										
REVIEW DATE 05/04/2026 BY MLU Total Acres: 10.00 Total Land Value: 2,800 Market: 95,000 Agricultural: 2,800 Common: 0 PRINTED 06/22/2026 BY SYS																																																											

BUILDING NOTES

BUILDING DIMENSIONS