NE1/4 OF NE1/4 & W 30 FT OF SE1/
& W 30 FT OF THAT PART OF THE NE
SE1/4 LYING NE OF CR-250 & A 60

FOREMAN RONALD R LIVING TRUST DATED AUGUST 23, 202
1326 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2026

09-3S-16-02045-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	9316.00	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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,300
TOTAL LAND VALUE - MARKET	253,020
TOTAL MARKET VALUE	19,139
SOH/AGL Deduction	0
ASSESSED VALUE	19,139
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,139
TOTAL JUST VALUE	260,320
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	239,235

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	10/16/2023 SPF

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1523/2569	8/08/2024	WD	U	I	11	100
GRANTOR: FOREMAN RONALD R						
GRANTEE: FOREMAN RONALD R LI						
896/2108	2/09/2000	WD	Q	V	01	8,500
GRANTOR: MARKHAM						
GRANTEE: FOREMAN						

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
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	31.74	AC		1.00	1.00	1.00	281.00	281.00	8,919							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.43	AC		1.00	1.00	1.00	280.00	280.00	2,920							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	42.17	AC		1.00	1.00	1.00	6,000.00	6,000.00	253,020							

REVIEW DATE 01/26/2023 BY KS Total Acres: 42.17 Total Land Value: 11,839 Market: 253,020 Agricultural: 11,839 Common: 0 PRINTED 05/08/2026 BY SYS