COMM NW COR OF SE1/4 OF NE1/4, E
POB, E 986.09 FT, S 245.80 FT, N
FT TO A CURVE, W ALONG CURVE 142

KEY JANA ELIZABETH
271 SW PIXIE LN
HIGH SPRINGS, FL 32643

2027

09-7S-17-09957-009

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	9717.00	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

271 SW PIXIE LN, HIGH SPRINGS

BLD DATE		LGL DATE	
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	43,740
TOTAL MARKET VALUE	1,366
SOH/AGL Deduction	0
ASSESSED VALUE	1,366
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,366
TOTAL JUST VALUE	43,740
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	43,740

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1570/676	6/10/2026	PB	U	V	18	0

GRANTOR: BARNETT IRVING EUGENE

GRANTEE: KEY JANA ELIZABETH

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	4.86	AC		1.00	1.00	1.00	281.00	281.00	1,366							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.86	AC		1.00	1.00	1.00	9,000.00	9,000.00	43,740							

REVIEW DATE BY Total Acres: 4.86 Total Land Value: 1,366 Market: 43,740 Agricultural: 1,366 Common: 0 PRINTED 11/17/2026 BY SYS