

BEG SE COR OF SEC, RUN W  
2653.92 FT TO SW COR OF SE1/4,  
RUN N 661.08 FT, E APPROX 2650

HALL VERLON L JR  
954 NW MORRELL DR  
WHITE SPRINGS, FL 32096

2026

10-2S-16-01581-000



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																									
																	<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 162,880 <b>TOTAL MARKET VALUE</b> 13,266 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 13,266 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 13,266 <b>TOTAL JUST VALUE</b> 162,880 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 142,520																											
																	SALE:2:1: BOUGHT 834.74 ACRES @ \$640.92 PER ACRE SALE:1:1: STAMPS WRONG SHOULD BE 44,800 SALE																											
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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																												
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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																				
1	5200	A	CROPLAND 2	0		00	0.00	0.00	20.72	AC		1.00	1.00	1.00	370.00	370.00	7,666																											
2	6200	A	PASTURE 3	0		00	0.00	0.00	20.00	AC		1.00	1.00	1.00	280.00	280.00	5,600																											
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	40.72	AC		1.00	1.00	1.00	4,000.00	4,000.00	162,880																											
REVIEW DATE 05/18/2026 BY MLU																	Total Acres: 40.72 Total Land Value: 13,266 Market: 162,880 Agricultural: 13,266 Common: 0 PRINTED 06/10/2026 BY SYS																											