COMM NE COR OF SEC, S 58.11 FT T
COUNTY ROAD 252, W 649.85 FT, S
POB, E 216.68 FT, S 327.02 FT, W

DAVIS REGINALD/DAVIS WENDY
4290 CHERRY LAKE LN
MIDDLEBURG, FL 32068

2027

11-4S-15-00336-019

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	11415.00	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

242 SW GODBOLD AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
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	61,320
TOTAL MARKET VALUE	61,320
SOH/AGL Deduction	2,333
ASSESSED VALUE	58,987
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	58,987
TOTAL JUST VALUE	61,320
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	61,320

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055266	Swimming Pool and	76,562	03/18/2026
000054541	New Residential C	732,082	03/05/2026
000054419	Right-of-Way Acce		11/07/2025
000049942	Electrical Servic	0	05/23/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1526/1538	10/30/2024	WD	Q	V	01	87,000
GRANTOR: BURNHAM CODY M						
GRANTEE: DAVIS REGINALD						
1518/850	6/12/2024	WD	U	V	11	100
GRANTOR: BURNHAM KIMBERLY						
GRANTEE: BURNHAM CODY						

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	0000	C	VAC RES	0		A-1	0.00	0.00	5.11	AC		1.00	1.00	1.00	12,000.00	12,000.00	61,320							

REVIEW DATE 04/22/2026 BY MLU Total Acres: 5.11 Total Land Value: 61,320 Market: 0 Agricultural: 0 Common: 61,320 PRINTED 11/17/2026 BY SYS