

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

2026

11-4S-15-00336-019


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 61,320 TOTAL MARKET VALUE 61,320 SOH/AGL Deduction 7,695 ASSESSED VALUE 53,625 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 53,625 TOTAL JUST VALUE 61,320 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 48,750																								
DOR CODE 0000 VACANT																	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																								
MAP NUM MKT AREA 01																	SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1526/1538</td> <td>10/30/2024</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>87,000</td> </tr> </tbody> </table> GRANTOR: BURNHAM CODY M GRANTEE: DAVIS REGINALD 1518/850 6/12/2024 WD U V 11 100 GRANTOR: BURNHAM KIMBERLY GRANTEE: BURNHAM CODY											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
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NEIGHBORHOOD/LOC 11415.00 1.00/																																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																				
TOTALS																																									
EXTRA FEATURES						242 SW GODBOLD AVE, LAKE CITY																																			
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																										
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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	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 06/09/2026 BY SYS																																									