

COMM SE COR OF SEC, N 883.21 FT,
550 FT FOR POB, CONT N 1235.66 F
1235.66 FT, W 700 FT TO POB.

HERNDON JACK
474 SW OAK HILL CT
LAKE CITY, FL 32024

2026

11-4S-16-02921-001



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													
																						STANDARD													
																				VALUATION BY					Tax Group: 2					Tax Dist:					
																				BUILDING MARKET VALUE										0					
																				TOTAL MARKET OB/XF VALUE										0					
																				TOTAL LAND VALUE - MARKET										138,810					
																				TOTAL MARKET VALUE										5,572					
																				SOH/AGL Deduction										0					
																				ASSESSED VALUE										5,572					
																				TOTAL EXEMPTION VALUE										0					
																				BASE TAXABLE VALUE										5,572					
																				TOTAL JUST VALUE										138,810					
																				NCON VALUE										0					
																				INCOME VALUE															
																				PREVIOUS YEAR MKT VALUE										138,810					
																				PERMIT NUM				DESCRIPTION				AMT				ISSUED			
																				SALES DATA															
																				OFF RECORD Number		DATE		TYPE INST	Q U	V I	V I	RSN CD	SALE PRICE						
																				1541/740		5/27/2025		WD	U	V	V	30	170,000						
																				GRANTOR: HERNDON MATTHEW DARRE															
																				GRANTEE: HERNDON JACK															
																				1535/57		3/06/2025		QC	U	V	V	11	100						
																				GRANTOR: HERNDON SAVANNAH DEL-															
																				GRANTEE: HERNDON MATTHEW															
																				BUILDING NOTES															
																				BUILDING DIMENSIONS															
																				TOTALS															
EXTRA FEATURES										551 SW OAK HILL CT, LAKE CITY																									
										BLD DATE				LGL DATE		04/09/2025		MLU																	
										XF DATE				LAND DATE																					
										INC DATE				AG DATE																					
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																			
TOTALS																	0																		
LAND DESCRIPTION																	TOTAL OB/XF																		
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	5600	A	TIMBER 3	0		A-1	0.00	0.00	19.83	AC		1.00	1.00	1.00	281.00	281.00	5,572																		
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.83	AC		1.00	1.00	1.00	7,000.00	7,000.00	138,810																		
REVIEW DATE 07/15/2025 BY TP Total Acres: 19.83 Total Land Value: 5,572 Market: 138,810 Agricultural: 5,572 Common: 0 PRINTED 03/24/2026 BY SYS																																			