BEG INTERS N LINE OF SEC & E R/W
RUN NW ALONG R/W 107.75 FT, E 42
203.83 FT, E 420 FT S 611.67 FT,

WATERS ANNA K LIVING TRUST
9031 HARBOR ISLE DR
WINDERMERE, FL 34786

2026

11-6S-17-09643-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11617.00	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

1449 SE OCTOBER RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	7,000
TOTAL LAND VALUE - MARKET	49,720
TOTAL MARKET VALUE	56,720
SOH/AGL Deduction	18,728
ASSESSED VALUE	37,992
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	37,992
TOTAL JUST VALUE	56,720
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	47,680

LAND:1:1: JOINS 02-6S-17-09553-015

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20816	TR/TRAILER	75	06/23/2003
19304	M H	125	03/06/2002
18964	TR/TRAILER	75	11/19/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	11.30	AC		1.00	1.00	0.40	11,000.00	4,400.00	49,720							

REVIEW DATE 10/11/2017 BY BC Total Acres: 11.30 Total Land Value: 49,720 Market: 0 Agricultural: 0 Common: 49,720 PRINTED 06/22/2026 BY SYS