

SW1/4 OF NW1/4 & SW1/4 & SE1/4 O
 LYING S & W OF RR & SE1/4 LYING
 WD 895-2018, WD 1009-1242, WD 12

W ARROW BAR RANCH LLC
 22865 NW CR 236
 HIGH SPRINGS, FL 32643

2026

11-7S-16-04182-000


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																																																								
																	VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 45,000 TOTAL LAND VALUE - MARKET 1,750,000 TOTAL MARKET VALUE 1,795,000 SOH/AGL Deduction 710,235 ASSESSED VALUE 1,084,765 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,084,765 TOTAL JUST VALUE 1,795,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,795,000																																																										
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																	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>1315/1765</td> <td>5/24/2016</td> <td>WD U</td> <td>V</td> <td></td> <td>30</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: DANIEL SLADE WILLIAMS</td> </tr> <tr> <td colspan="7">GRANTEE: W ARROW BAR RANCH L</td> </tr> <tr> <td>1315/1758</td> <td>5/24/2016</td> <td>WD U</td> <td>V</td> <td></td> <td>30</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: DANIEL SLADE WILLIAMS</td> </tr> <tr> <td colspan="7">GRANTEE: STARLA D WILLIAMS</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	1315/1765	5/24/2016	WD U	V		30	100	GRANTOR: DANIEL SLADE WILLIAMS							GRANTEE: W ARROW BAR RANCH L							1315/1758	5/24/2016	WD U	V		30	100	GRANTOR: DANIEL SLADE WILLIAMS							GRANTEE: STARLA D WILLIAMS						
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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																																																											
1	0140	CLFENCE	6	0	0	0	0	6,000.00	UT 7.50	7.50	100	2021	2020	100	45,000																																																												

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
1	9101	C	Solar Energy	0		A-1	0.00	0.00	350.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	1,750,000									