W2/3 OF THE FOLLOWING DESC: W1/2 OF NW1/4 AS LIES NORTH OF I-10 & THE E 12.84 AC OF THE W2/3 OF TH

THOMAS RANDAL D/THOMAS PAULA RENEE
173 NW MAXMORE DR
LAKE CITY, FL 32055

2026

12-3S-16-02095-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	12316.00	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

283 NW MOORE FARMS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	10/16/2023 SPF

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	8,500
TOTAL LAND VALUE - MARKET	202,120
TOTAL MARKET VALUE	210,620
SOH/AGL Deduction	0
ASSESSED VALUE	210,620
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	210,620
TOTAL JUST VALUE	210,620
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	210,620

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10649	PUMP/UTPOL	30	01/16/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1510/2443	2/14/2024	WD	U	I	11	100
GRANTOR: M M M TRUST						
GRANTEE: THOMAS RANDAL D						
0856/0238	12/31/1997	QC	Q	V	01	0
GRANTOR: FRANK & ELIZABETH MOO						
GRANTEE: MMM TRUST						

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	500	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	600	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	400	
4	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 8,500

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					50.53	AC		1.00	1.00	0.80	5,000.00	4,000.00	202,120							

REVIEW DATE 05/09/2023 BY JB Total Acres: 50.53 Total Land Value: 202,120 Market: 0 Agricultural: 0 Common: 202,120 PRINTED 05/08/2026 BY SYS