

LOT 4 COMMANDER ROW S/D.
 WD 1070-1840, WD 1419-1600,
 WD 1421-2600,

BREWSTER JAMES
 26003 W US HWY 27
 HIGH SPRINGS, FL 32643

2026

12-4S-16-02935-154


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: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 35,000 TOTAL MARKET VALUE 35,000 SOH/AGL Deduction 0 ASSESSED VALUE 35,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 35,000 TOTAL JUST VALUE 35,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 35,000																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q / V</th> <th>I / I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1421/2600</td> <td>10/12/2020</td> <td>WD Q</td> <td>Q</td> <td>V</td> <td>05</td> <td>71,000</td> </tr> </tbody> </table> GRANTOR: STERLING TRUST CO & R GRANTEE: JAMES BREWSTER 1419/1600 1/09/2019 WD U V 11 100 GRANTOR: STERLING TRUST COMPAN GRANTEE: RICHARD ZIMMER & LY										OFF RECORD Number	DATE	TYPE INST	Q / V	I / I	RSN CD	SALE PRICE	1421/2600	10/12/2020	WD Q	Q	V	05	71,000
OFF RECORD Number	DATE	TYPE INST	Q / V	I / I	RSN CD	SALE PRICE																																					
1421/2600	10/12/2020	WD Q	Q	V	05	71,000																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 04/03/2025 MLU																							
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																											
																	BUILDING NOTES 																										
																	BUILDING DIMENSIONS 																										
LAND DESCRIPTION										TOTAL OB/XF										0																							
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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000																										
REVIEW DATE 04/03/2025 BY MLU Total Acres: 0.96 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 05/08/2026 BY SYS																																											