THAT PART OF E1/2 OF NE1/4 OF SE
US-441.

BENTON TOWER PROPERTIES LLC
1371 SE INGLEWOOD AVE
LAKE CITY, FL 32025

2027

13-1N-16-01525-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	901116.00 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

BLD DATE		LGL DATE	12/07/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	31,050
TOTAL MARKET VALUE	2,002
SOH/AGL Deduction	0
ASSESSED VALUE	2,002
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,002
TOTAL JUST VALUE	31,050
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,050

SALE:3:1: **SALE SUBJECT TO TIMBER LEASE**

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35291	PUMP/UTPOL	50	05/10/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1108/0342	11/29/2006	WD	Q	V	06	100
GRANTOR: J E & KATHY D BENNETT						
GRANTEE: BENTON TOWER PROPER						
0950/0621	4/01/2002	WD	Q	I		300,000
GRANTOR: GERALD & JANE GRAY						
GRANTEE: J E & KATHY BENNETT						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	445.00	445.00	2,002							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	6,900.00	6,900.00	31,050							

REVIEW DATE 12/07/2022 BY MLU Total Acres: 4.50 Total Land Value: 2,002 Market: 31,050 Agricultural: 2,002 Common: 0 PRINTED 11/17/2026 BY SYS