THAT PART OF NE1/4 LYING SW'LY O
EX 3 AC DESC IN ORB 1050-2045 &
OF SEC, RUN E 810.01 FT FOR POB,

FRIER FARMS INC
12788 US 90 W
LIVE OAK, FL 32060

2026

13-3S-16-02097-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	13316.00	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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	1,349,760
TOTAL MARKET VALUE	75,080
SOH/AGL Deduction	0
ASSESSED VALUE	75,080
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	75,080
TOTAL JUST VALUE	1,349,760
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,349,760

LAND:1:1: ZONING IS PART IND & A-1

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1417/1381	8/14/2020	WD	Q	V	01	500,000
GRANTOR: CLYDE O & EVA E TIMMO						
GRANTEE: FRIER FARMS INC						
1395/0896	11/24/2019	WD	U	V	34	675,000
GRANTOR: DICKS FAMILY DEVELOPE						
GRANTEE: CLYDE O & EVA E TIM						

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					168.72	AC		1.00	1.00	1.00	445.00	445.00	75,080							
2	9910	M	MKT.VAL.AG	0					168.72	AC		1.00	1.00	1.00	8,000.00	8,000.00	1,349,760							

REVIEW DATE 05/10/2023 BY JB Total Acres: 168.72 Total Land Value: 75,080 Market: 1,349,760 Agricultural: 75,080 Common: 0 PRINTED 05/08/2026 BY SYS