

NE1/4 OF SE1/4 & SE1/4 OF  
 SE1/4. ORB 400-572,  
 LIFE ESTATE ORB 486-479,

BICKEL BRIAN TRUSTEE OF THE  
 BRIAN BICKEL SR LIV TRUST, 1604 SW DEKLE RD  
 LAKE CITY, FL 32024

2026

13-4S-15-00354-000



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 400,000 TOTAL MARKET VALUE 29,480 SOH/AGL Deduction 0 ASSESSED VALUE 29,480 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 29,480 TOTAL JUST VALUE 407,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 407,000											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1114/2235 3/22/2007 WD Q V CD 400,000 GRANTOR: RACHEL MABILE, CARMEN GRANTEE: BRIAN BICKEL TRUSTE											
DOR CODE 6200 PASTURE CLS33 MAP NUM MKT AREA 01 NEIGHBORHOOD/LOC 13415.00 1.00/ AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE TOTALS EXTRA FEATURES 757 SW ANDERSON ST, LAKE CITY BLD DATE XF DATE INC DATE LGL DATE LAND DATE 05/16/2023 AG DATE MLU										BUILDING NOTES BUILDING DIMENSIONS																					
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	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000																	
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	5600	A	TIMBER 3	0		A-1	0.00	0.00	80.00	AC		1.00	1.00	1.00	281.00	281.00	22,480														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	80.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	400,000														
REVIEW DATE 12/03/2024 BY ks Total Acres: 80.00 Total Land Value: 22,480 Market: 400,000 Agricultural: 22,480 Common: 0 PRINTED 05/08/2026 BY SYS																															