

COMM NW COR OF SEC, E 1374.15 FT  
FOR POB, CONT E 646.76 FT TO NE  
NWL/4, S 1301.08 FT TO N R/W OF

CHASE JOSHUA  
561 SE FAMILY RD  
LAKE CITY, FL 32025-7981

2026

13-5S-17-09221-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	100
Interior Floor	00	N/A	0
Air Condition	00	N/A	100
Heating Type	00	N/A	100
Bedrooms		N/A	100
Bathrooms		N/A	100
Frame	01	NONE	100
Stories	0	0	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,890	100	2025
TOTALS	1,890		1,890
			164,068

MARKET ADJUSTMENTS																													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																		
2023	02	1,890	86.0000	88.58	167,416	2025	2025	0	0	2.00	98.00																		
1 MANUF 3 0% - 2025 Heated Area: 1890 HX Base Yr																													
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th>MLU</th> <th>SPF</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>04/08/2025</td> <td></td> <td>05/11/2023</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF				04/08/2025		05/11/2023		
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF																						
			04/08/2025		05/11/2023																								

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				164,068		
TOTAL MARKET OB/XF VALUE				13,048		
TOTAL LAND VALUE - MARKET				110,400		
TOTAL MARKET VALUE				180,503		
SOH/AGL Deduction				0		
ASSESSED VALUE				180,503		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				180,503		
TOTAL JUST VALUE				287,516		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				287,516		
PERMIT NUM				DESCRIPTION	AMT	ISSUED
000050546				Mobile Home		08/13/2024
000050334				Right-of-Way Acce		07/11/2024
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/1152	8/11/2022	WD	Q	V	01	94,500
GRANTOR: RAYDIENT LLC						
GRANTEE: CHASE JOSHUA						
1425/1847	12/07/2020	WD	U	V	11	100
GRANTOR: RAYONIER FOREST RESOU						
GRANTEE: RAYDIENT LLC						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2025;ORIG=19,15] E70 S27 W70 N27 \$						

EXTRA FEATURES																
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	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	
2	0040	BARN,POLE	0	0	24	36	UT	7.00	7.00	100	2025	2024		100	6,048	

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	DPH 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					11.00	AC		1.00	1.00	1.00	281.00	281.00	3,091							
2	5910	A	SWAMP/CYPRES	0					7.40	AC		1.00	1.00	1.00	40.00	40.00	296							
3	9910	M	MKT.VAL.AG	0					18.40	AC		1.00	1.00	1.00	6,000.00	6,000.00	110,400							

REVIEW DATE 10/08/2024 BY JB																								
Total Acres: 18.40					Total Land Value: 3,387					Market: 110,400					Agricultural: 3,387					Common: 0				
PRINTED 03/25/2026 BY SYS																								