

ALL OF THE FOLLOWING LYING IN SE
COR OF NW1/4 OF NE1/4 IN SEC 24,
1326.98 FT TO N LINE OF SEC 24,

AARON KEVIN L
4195 NW 59TH ST
COCONUT CREEK, FL 33073

2026

13-5S-17-09226-009



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: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 220 TOTAL LAND VALUE - MARKET 103,600 TOTAL MARKET VALUE 3,859 SOH/AGL Deduction 0 ASSESSED VALUE 3,859 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 3,859 TOTAL JUST VALUE 103,820 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 77,920																							
																				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 U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1500/256</td> <td>7/07/2023</td> <td>WD</td> <td>U</td> <td>I</td> <td>30</td> <td>30,000</td> </tr> </tbody> </table> GRANTOR: AARON JOHN M GRANTEE: AARON KEVIN L										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1500/256	7/07/2023	WD	U	I	30	30,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1500/256	7/07/2023	WD	U	I	30	30,000																																					
																				BUILDING NOTES 																							
																				BUILDING DIMENSIONS 																							
TOTALS DOR CODE: 5600 TIMBERLAND 70-79 MAP NUM: MKT AREA: 02 NEIGHBORHOOD/LOC: 13517.00 1.00/ AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE										BLD DATE LGL DATE XF DATE LAND DATE 05/07/2026 MLU INC DATE AG DATE										EXTRA FEATURES 10757 SE COUNTY ROAD 245 , LAKE CITY																							
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	0020	BARN,FR	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	140																												
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	80																												
LAND DESCRIPTION TOTAL OB/XF 220																																											
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	12.95	AC		1.00	1.00	1.00	281.00	281.00	3,639																										
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	12.95	AC		1.00	1.00	1.00	8,000.00	8,000.00	103,600																										
REVIEW DATE 08/01/2017 BY DF Total Acres: 12.95 Total Land Value: 3,639 Market: 103,600 Agricultural: 3,639 Common: 0 PRINTED 06/26/2026 BY SYS																																											