

COMM SW COR OF SE1/4 OF SE1/4, R
TO N R/W OF A 60-FOOT CO GRD RD,
1288.83 FT TO NW COR OF SE1/4 OF

SISTRUNK SALLY K
823 SE ROGERS DR
LULU, FL 32061

2026

13-5S-17-09228-003


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 0 TOTAL LAND VALUE - MARKET 65,650 TOTAL MARKET VALUE 65,650 SOH/AGL Deduction 10,100 ASSESSED VALUE 55,550 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 55,550 TOTAL JUST VALUE 65,650 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 50,500																					
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1457/1863 1/06/2022 QC U V 11 100 GRANTOR: MOBLEY SALLY GRANTEE: SISTRUNK SALLY K 1193/0322 4/22/2010 QC U V 11 100 GRANTOR: SALLY K SISTRUNK GRANTEE: SALLY MOBLEY																					
																				BUILDING NOTES BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/06/2026 MLU																					
																				BUILDING DIMENSIONS																					
EXTRA FEATURES										TOTAL OB/XF										LAND DESCRIPTION																					
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	L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
																	TOTAL OB/XF 0																								
																	1 0000 C VAC RES 0 A-1 0.00 0.00 5.05 AC 1.00 1.00 1.00 13,000.00 13,000.00 65,650																								
																	REVIEW DATE 05/06/2026 BY MLU Total Acres: 5.05 Total Land Value: 65,650 Market: 0 Agricultural: 0 Common: 65,650 PRINTED 06/26/2026 BY SYS																								