

WEST 5 ACRES OF LOT 21, TIMBER R
1000-2361 LOT 21 BEING DESC AS F
SW COR OF NW1/4 OF SW1/4, RUN E

SMITH MICHAEL
165 SW KENTUCKY ST
FORT WHITE, FL 32038

2026

14-5S-15-00459-321

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 65,000 TOTAL MARKET VALUE 65,000 SOH/AGL Deduction 10,000 ASSESSED VALUE 55,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 55,000 TOTAL JUST VALUE 65,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 50,000											
																				PERMIT NUM DESCRIPTION AMT ISSUED 000054620 Electrical Servic 12/03/2025											
																				SALES DATA OFF RECORD DATE TYPE Q V RSN SALE Number INST U I CD PRICE 1508/825 2/09/2024 WD Q V 01 70,000 GRANTOR: LEITZEN SUSAN GRANTEE: SMITH MICHAEL 1299/2480 8/17/2015 WD Q V 01 22,500 GRANTOR: MAX E & PATRICIA B MA GRANTEE: SUSAN LEITZEN											
TOTALS EXTRA FEATURES										812 SW MARY TER, LAKE CITY BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/06/2026 MLU											
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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
																	LAND DESCRIPTION														
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							
1	0000	C	VAC RES	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000														
REVIEW DATE 05/06/2026 BY MLU Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/09/2026 BY SYS																															