

COMM SW COR OF NW1/4 OF NW1/4, N
 FT) FOR POB, E 19.3 CHAINS (1273
 CHAINS (239.25 FT), W 19.3 CHAIN

RIVERS PENNY GENE/RIVERS STERLING PAGE
 21885 S US HWY 441
 HIGH SPRINGS, FL 32643

2026

15-7S-17-09991-002


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 23,000 TOTAL LAND VALUE - MARKET 64,500 TOTAL MARKET VALUE 24,806 SOH/AGL Deduction 0 ASSESSED VALUE 24,806 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 24,806 TOTAL JUST VALUE 87,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 87,500																																																																
																				LAND:1:1: JOINS 09991-001 SALE:1:1: 6.45 ACRES ADJACENT LANDOWNER																																																																
DOR CODE 6200 PASTURE CLS33																				<table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>32036</td> <td>M H</td> <td>450</td> <td>06/13/2014</td> </tr> <tr> <td>11427</td> <td>ADDN SFR</td> <td>110</td> <td>07/18/1996</td> </tr> <tr> <td>9132</td> <td>PUMP/UTPOL</td> <td>30</td> <td>12/05/1994</td> </tr> </tbody> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED	32036	M H	450	06/13/2014	11427	ADDN SFR	110	07/18/1996	9132	PUMP/UTPOL	30	12/05/1994																																							
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NEIGHBORHOOD/LOC 15717.00 1.00/																																																																																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																																															
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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	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	20,000																																																																				
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																																																																				
LAND DESCRIPTION										TOTAL OB/XF 23,000																																																																										
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	6200	A	PASTURE 3	0		A-1	0.00	0.00	6.45	AC		1.00	1.00	1.00	280.00	280.00	1,806																																																																			
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	6.45	AC		1.00	1.00	1.00	10,000.00	10,000.00	64,500																																																																			
REVIEW DATE 12/11/2017 BY BC										Total Acres: 6.45 Total Land Value: 1,806										Market: 64,500 Agricultural: 1,806 Common: 0 PRINTED 05/08/2026 BY SYS																																																																