BEG NW COR OF SEC, E 918.38 FT,
S LINE OF N1/2 OF N1/2 OF SEC 16
210 FT, W 420 FT TO W LINE OF SE

MORRIS ERMA J
8050 E WASHINGTON RD
MONTICELLO, FL 32344

2027

16-3S-16-02149-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	16316.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	05/04/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	186,060
TOTAL MARKET VALUE	7,469
SOH/AGL Deduction	0
ASSESSED VALUE	7,469
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,469
TOTAL JUST VALUE	186,060
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	186,060

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/985	4/22/2025	WD	U	V	11	100

GRANTOR: HARRIS OLEATHA

GRANTEE: MORRIS ERMA J

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	26.58	AC		1.00	1.00	1.00	281.00	281.00	7,469							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	26.58	AC		1.00	1.00	1.00	7,000.00	7,000.00	186,060							

REVIEW DATE 05/04/2026 BY MLU Total Acres: 26.58 Total Land Value: 7,469 Market: 186,060 Agricultural: 7,469 Common: 0 PRINTED 11/17/2026 BY SYS