

COMM NW COR OF NE1/4 OF SEC, RUN FT. FOR POB, RUN S 2062.05 FT, W N 1488.61 FT, CONT N APPROX 635

NASH MICHAEL ALAN/NASH DEBORAH L
2627 NW NASH RD
LAKE CITY, FL 32055

2026

17-3S-16-02167-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
		0	100
Quality	03	03	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	17316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,108	100	
TOTALS	2,108		2,108 111,720

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	1	100% - 2008																					
Heated Area: 2108						HX Base Yr 2008																		
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>																								
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/04/2026</td> <td></td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/04/2026		
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			05/04/2026																					

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				111,720		
TOTAL MARKET OB/XF VALUE				12,800		
TOTAL LAND VALUE - MARKET				247,500		
TOTAL MARKET VALUE				148,431		
SOH/AGL Deduction				55,912		
ASSESSED VALUE				92,519		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				41,108		
TOTAL JUST VALUE				372,020		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				351,395		
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1108/2227	1/18/2007	QC	Q	V	01	100
GRANTOR: MICHAEL ALAN NASH						
GRANTEE: MICHAEL ALAN & DEBO						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W68 S31 E68 N31\$.						

EXTRA FEATURES																
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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	2007	2007	3	100	1,200	
2	0031	BARN, MT AE	0	100	0	0		1.00	UT 0.00	100	2017	2017	3	100	4,600	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	

TOTAL OB/XF													12,800											
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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	40.25	AC		1.00	1.00	1.00	445.00	445.00	17,911							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	40.25	AC		1.00	1.00	1.00	6,000.00	6,000.00	241,500							

REVIEW DATE 01/31/2023 BY ks																								
Total Acres: 41.25					Total Land Value: 23,911					Market: 241,500					Agricultural: 17,911					Common: 6,000				
PRINTED 06/26/2026 BY SYS																								