BEG NE COR OF SW1/4 OF SE1/4, S
R/W OF NASH RD, N 65 DEG W 58.06
FT, N 190.88 FT, N 143.87 FT, N

NASH JASON WAYNE/NASH MERINDA ANNETTE
169 NW JEAN CT
LAKE CITY, FL 32055

2026

18-3S-16-02172-008

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

MARKET ADJUSTMENTS

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

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	4,600
TOTAL MARKET VALUE	205
SOH/AGL Deduction	0
ASSESSED VALUE	205
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	205
TOTAL JUST VALUE	4,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	4,600

DOR CODE	5500 TIMBERLAND 80-89
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	18316.00 1.00/

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

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1547/1285	8/13/2025	QC	U	V	11	100
GRANTOR: NASH WAYNE HENRY						
GRANTEE: NASH JASON						
1538/1932	4/25/2025	QC	U	I	11	100
GRANTOR: NASH WAYNE H						
GRANTEE: NASH JASON WAYNE						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/13/2022 MLU
INC DATE		AG DATE	

BUILDING NOTES

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

TOTAL OB/XF   0

BUILDING DIMENSIONS

LAND DESCRIPTION

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	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	0.46	AC		1.00	1.00	1.00	10,000.00	10,000.00	4,600							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	0.46	AC		1.00	1.00	1.00	445.00	445.00	205							

REVIEW DATE 01/31/2023 **BY** KS   Total Acres: 0.46   Total Land Value: 205   Market: 4,600   Agricultural: 205   Common: 0   **PRINTED 05/12/2026 BY SYS**