

W1/2 OF SW1/4 & N1/2 OF SW1/4 OF
 EX 19.82 AC FOR SADDLE OF THE SO
 EX 9.71 AC DESC ORB 1068-1106

BULLARD DEVELOPMENT CO
 PO BOX 1733
 LAKE CITY, FL 32056

2026

18-4S-17-08466-000


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 359,850 TOTAL MARKET VALUE 20,152 SOH/AGL Deduction 0 ASSESSED VALUE 20,152 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 20,152 TOTAL JUST VALUE 359,850 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 359,850																			
DOR CODE 6200 PASTURE CLS33																	PERMIT NUM				DESCRIPTION		AMT		ISSUED											
MAP NUM																																				
NEIGHBORHOOD/LOC 18417.00 1.00/																																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																															
TOTALS																																				
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																		
																	BLD DATE				LGL DATE		04/10/2025		MLU		BUILDING NOTES									
																	XF DATE				LAND DATE															
																	INC DATE				AG DATE						BUILDING DIMENSIONS									

LAND DESCRIPTION										TOTAL OB/XF														
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	6200	A	PASTURE 3	0		A-1	0.00	0.00	71.97	AC		1.00	1.00	1.00	280.00	280.00	20,152							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	71.97	AC		1.00	1.00	1.00	5,000.00	5,000.00	359,850							