



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 0 TOTAL LAND VALUE - MARKET 120,000 TOTAL MARKET VALUE 10,035 SOH/AGL Deduction 0 ASSESSED VALUE 10,035 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 10,035 TOTAL JUST VALUE 120,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 120,000									
DOR CODE		5600 TIMBERLAND 70-79																		PERMIT NUM				DESCRIPTION				AMT		ISSUED	
MAP NUM		1518.00 1.00/																													
NEIGHBORHOOD/LOC																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA															
																OFF RECORD Number DATE TYPE Q U / V I / RSN CD SALE PRICE 1381/0679 3/21/2019 WD U V 30 100 GRANTOR: EDWARD C COMBEST GRANTEE: COMBEST FAMILY ENTE															
TOTALS										BLD DATE		LGL DATE		04/14/2025 MLU						BUILDING NOTES											
EXTRA FEATURES										XF DATE		LAND DATE								BUILDING DIMENSIONS											
INC DATE										AG DATE																					
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															
LAND DESCRIPTION										TOTAL OB/XF										0											
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	5600	A	TIMBER 3	0			0.00	0.00	35.00	AC		1.00	1.00	1.00	281.00	281.00	9,835														
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	40.00	40.00	200														
3	9910	M	MKT.VAL.AG	0			0.00	0.00	40.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	120,000														
REVIEW DATE 04/14/2025 BY MLU										Total Acres: 40.00 Total Land Value: 10,035										Market: 120,000 Agricultural: 10,035 Common: 0 PRINTED 06/23/2026 BY SYS											