COMM NW COR OF SW1/4, RUN E 1381
CR-135, RUN S ALONG R/W 283.62 F
30 FT EASEMENT FOR POB, CONT S A

STUART GREGORY/STUART PATRICIA B
510 NW KAYLEE GLN
LAKE CITY, FL 32055

2027

19-3S-16-02186-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	19316.00	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	
XF DATE		LAND DATE	04/07/2025 MLU
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	64,800
TOTAL MARKET VALUE	3,204
SOH/AGL Deduction	0
ASSESSED VALUE	3,204
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	3,204
TOTAL JUST VALUE	64,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	64,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1535/139	3/04/2025	LE	U	I	14	100
GRANTOR: STUART GREGORY						
GRANTEE: STUART GREGORY (ENH						
1433/444	3/19/2021	QC	U	V	11	100
GRANTOR: STUART URSULA A						
GRANTEE: STUART GREGORY						

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	7.20	AC		1.00	1.00	1.00	445.00	445.00	3,204							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	7.20	AC		1.00	1.00	1.00	9,000.00	9,000.00	64,800							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 7.20 Total Land Value: 3,204 Market: 64,800 Agricultural: 3,204 Common: 0 PRINTED 11/17/2026 BY SYS