COMM AT NW COR OF SEC, RUN S 133
NW COR OF SW1/4 OF NW1/4, RUN S
FT FOR POB, RUN E 1310.82 FT, S

OTT PHILLIP E
436 SE SULTON LP
LAKE CITY, FL 32025

2026

19-4S-18-10387-108

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	19418.010 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

453 SE MYRTIS DORTCH TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 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	7,000
TOTAL LAND VALUE - MARKET	43,345
TOTAL MARKET VALUE	13,809
SOH/AGL Deduction	942
ASSESSED VALUE	12,867
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,867
TOTAL JUST VALUE	50,345
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,345

SALE:1:1: $37,000 SALE IS FOR 10.01 AC VAC LAND.
LAND:1:3: PUT THE NEW & BETTER LEGL IN THIS ONE'S
LAND:1:2: WHEN ROBERTS LAND & TIMBER SALES THIS PR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23300	SFR	839	06/21/2005
41216	M H		

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/1696	4/24/2014	WD	Q	V	01	35,000
GRANTOR: JOSHUA F & LARI K WEH						
GRANTEE: PHILLIP E OTT						
1007/1839	2/19/2004	WD	Q	V		37,000
GRANTOR: ROBERTS LAND & TIMBER						
GRANTEE: JOSHUA F & LARI K W						

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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			0.00	0.00	9.01	AC		1.00	1.00	1.00	445.00	445.00	4,009							
2	9910	M	MKT.VAL.AG	0			0.00	0.00	9.01	AC		1.00	1.00	1.00	4,500.00	4,500.00	40,545							
3	0000	C	VAC RES	0			0.00	0.00	1.00	UT		1.00	1.00	1.00	2,800.00	2,800.00	2,800							

REVIEW DATE 03/11/2021 BY JB Total Acres: 9.01 Total Land Value: 6,809 Market: 40,545 Agricultural: 4,009 Common: 2,800 PRINTED 06/26/2026 BY SYS