

E1/2 OF NW1/4 & NW1/4 OF SE1/4.
836-681, 880-3652, WD 1029-2333,

CARPENTER PROPERTIES LLC
P O BOX 567
LAKE CITY, FL 32056

2026

19-5S-16-03652-000
19-5S-16-03652-000

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 600,000 TOTAL MARKET VALUE 56,305 SOH/AGL Deduction 1,975 ASSESSED VALUE 54,330 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 54,330 TOTAL JUST VALUE 600,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 540,000																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1029/2333</td> <td>10/14/2004</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>100</td> </tr> </tbody> </table> GRANTOR: GARLAND, SHARON, FLET GRANTEE: CARPENTER PROPERTIE 0880/0653 5/10/1999 QC Q I 01 0 GRANTOR: W H & MILDRED EPLING GRANTEE: GARLAND & SHARON &										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1029/2333	10/14/2004	WD	Q	I	01	100
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TOTALS EXTRA FEATURES										1911 SW CARPENTER RD, LAKE CITY <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2026</td> <td></td> <td>MLU</td> </tr> </tbody> </table>										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2026		MLU												
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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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000																										
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	109.00	AC		1.00	1.00	1.00	445.00	445.00	48,505																										
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	280.00	280.00	2,800																										
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	119.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	595,000																										
REVIEW DATE 05/07/2026 BY MLU Total Acres: 120.00 Total Land Value: 56,305 Market: 595,000 Agricultural: 51,305 Common: 5,000 PRINTED 05/12/2026 BY SYS																																											