COMM AT SE COR OF SE1/4 OF SE1/4
FT TO W R/W LINE OF SW TUSTENUGG
RUN N 675.83 FT TO POB, CONT N 6

FEAGLE DAVID W FAM TRUST & FEAGLE ELLEN S FAM TRUS
350 SW NAUTILUS RD
LAKE CITY, FL 32024

2027

19-5S-17-09283-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19517.00	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	05/06/2026 MLU
XF DATE		LAND DATE	
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	42,705
TOTAL MARKET VALUE	2,657
SOH/AGL Deduction	0
ASSESSED VALUE	2,657
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,657
TOTAL JUST VALUE	42,705
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	42,705

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/732	4/24/2024	LE	U	V	14	100

GRANTOR: FEAGLE DAVID W & ELLE

GRANTEE: FEAGLE DAVID W (ENH

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.49	AC		1.00	1.00	1.00	280.00	280.00	2,657							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.49	AC		1.00	1.00	1.00	4,500.00	4,500.00	42,705							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 9.49 Total Land Value: 2,657 Market: 42,705 Agricultural: 2,657 Common: 0 PRINTED 11/17/2026 BY SYS