

BEG SW COR OF NE1/4 OF SE1/4,  
 RUN N 1005.43 FT TO S R/W OF A  
 CO RD, SE ALONG R/W 807.02 FT,

RASSEL STEPHEN E SR  
 2100 NW BROWN RD  
 LAKE CITY, FL 32055

**2026**

20-3S-16-02207-106  


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 14,400 TOTAL LAND VALUE - MARKET 136,875 TOTAL MARKET VALUE 19,510 SOH/AGL Deduction 0 ASSESSED VALUE 19,510 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 19,510 TOTAL JUST VALUE 151,275 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 142,150											
																				PERMIT NUM DESCRIPTION AMT ISSUED 37543 PUMP/UTPOL 50 12/14/2018											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1151/0492 5/27/2008 WD Q I 01 100 GRANTOR: SOPHIA M RASSEL (UNRE GRANTEE: STEPHEN RASSEL SR ( 0717/0687 5/01/1990 WD U I 100,000 GRANTOR: D & L CUSTOMS SVC GRANTEE: RASSEL STEPHEN											
DOR CODE 6200 PASTURE CLS33										MAP NUM MKT AREA 01										NEIGHBORHOOD/LOC 20316.00 1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										BLD DATE										LGL DATE 05/04/2026 MLU											
EXTRA FEATURES										XF DATE										INC 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														
1	0040	BARN, POLE	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	1993	1993	3	100	3,000															
2	0297	SHED CONCR	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	3,000															
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1990	1990	3	100	1,200															
4	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000															
5	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1990	1990	3	100	800															
6	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,500															
7	0297	SHED CONCR	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	400															
8	0297	SHED CONCR	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	500															
TOTALS										TOTAL OB/XF 14,400																					
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	6200	A	PASTURE 3	0		A-1	0.00	0.00	18.25	AC		1.00	1.00	1.00	280.00	280.00	5,110														
2	9910	M	MKT. VAL. AG	0			0.00	0.00	18.25	AC		1.00	1.00	1.00	7,500.00	7,500.00	136,875														
REVIEW DATE 02/07/2023 BY ks Total Acres: 18.25 Total Land Value: 5,110 Market: 136,875 Agricultural: 5,110 Common: 0 PRINTED 05/14/2026 BY SYS																															