

COMM AT SW COR OF SE1/4, N 995 F  
 R/W LINE OF SW STEVENS RD AS EXT  
 BEING NW COR OF SHADY OAKS ACRES

STEVENS WENDY L  
 455 SW OYSTERSHELL GLN  
 LAKE CITY, FL 32024

**2026**

20-4S-16-03076-015  


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 0 TOTAL LAND VALUE - MARKET 205,680 TOTAL MARKET VALUE 9,633 SOH/AGL Deduction 0 ASSESSED VALUE 9,633 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 9,633 TOTAL JUST VALUE 205,680 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 188,540															
DOR CODE		5600 TIMBERLAND 70-79																		PERMIT NUM				DESCRIPTION				AMT		ISSUED							
MAP NUM																																					
NEIGHBORHOOD/LOC		20416.00 1.00/																																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA																					
																OFF RECORD Number DATE TYPE Q V RSN SALE INST U I / I / CD PRICE 1560/2165 2/05/2026 PR U I 11 0 GRANTOR: CLERK OF COURT (STEVE GRANTEE: STEVENS WENDY L 1231/0995 12/27/2011 WD U I 11 0 GRANTOR: ALEX H STEVENS JR ETA GRANTEE: DON RICHARD STEVENS																					
TOTALS																				BLD DATE		LGL DATE		05/04/2026		MLU		BUILDING NOTES									
EXTRA FEATURES																				XF DATE		LAND DATE				BUILDING DIMENSIONS											
																				INC DATE		AG 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																					
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	5600	A	TIMBER 3	0			0.00	0.00	34.28	AC		1.00	1.00	1.00	281.00	281.00	9,633																				
2	9910	M	MKT.VAL.AG	0			0.00	0.00	34.28	AC		1.00	1.00	1.00	6,000.00	6,000.00	205,680																				
REVIEW DATE 05/04/2026 BY MLU Total Acres: 34.28 Total Land Value: 9,633 Market: 205,680 Agricultural: 9,633 Common: 0 PRINTED 05/08/2026 BY SYS																																					