LOT 3 BLOCK A SUWANNEE HILLS S/D
ORB 905-417, 418,

BRANNON OZZIE/BRANNON OLGA
1311 MORGANA RD
JACKSONVILLE, FL 32211

2026

21-2S-16-01689-103

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	21216.010 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

424 NW SUWANNEE VALLEY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,700
TOTAL LAND VALUE - MARKET	45,000
TOTAL MARKET VALUE	52,700
SOH/AGL Deduction	17,635
ASSESSED VALUE	35,065
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,065
TOTAL JUST VALUE	52,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	47,700

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26237	TR/TRAILER	50	09/14/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0905/0418	6/23/2000	WD	Q	V		15,900
GRANTOR: ROGER & BOBBIE SEUIS						
GRANTEE: OZZIE & OLGA BRANNO						
0905/0417	6/20/2000	WD	Q	V		15,000
GRANTOR: ROGERS & WOODLAND						
GRANTEE: ROGER & BOBBIE SEUI						

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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	700	
2	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 7,700

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	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 12/06/2022 BY KS Total Acres: 5.01 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 05/12/2026 BY SYS