COMM NW COR OF SW1/4, S 920.14 F
521.82 FT, S 273.35 FT TO N R/W
SW ALONG R/W 151.25 FT, W 72 FT,

HECKLER ERIC
903 NE GUM SWAMP RD
LAKE CITY, FL 32055

2026

21-3S-17-05551-010

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	21317.00	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	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	600
TOTAL LAND VALUE - MARKET	27,540
TOTAL MARKET VALUE	28,140
SOH/AGL Deduction	5,852
ASSESSED VALUE	22,288
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	22,288
TOTAL JUST VALUE	28,140
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	28,140

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1418/0434	8/20/2020	WD	Q	I	05	110,000
GRANTOR: ROBERTO & GLORILUZ RI						
GRANTEE: ERIC HECKLER						
1405/0881	2/05/2019	WD	U	I	11	100
GRANTOR: MICHAEL GRAHAM						
GRANTEE: ROBERTO & GLORILUZ						

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	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 600

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	0700	C	MISC RES	0		00	0.00	0.00	3.24	AC		1.00	1.00	1.00	8,500.00	8,500.00	27,540							

REVIEW DATE 09/03/2015 BY DF Total Acres: 3.24 Total Land Value: 27,540 Market: 0 Agricultural: 0 Common: 27,540 PRINTED 05/07/2026 BY SYS