

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 1,111,495 TOTAL MARKET VALUE 133,259 SOH/AGL Deduction 0 ASSESSED VALUE 133,259 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 133,259 TOTAL JUST VALUE 1,111,495 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,111,495											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1506/583 1/12/2024 WD U V 20 16,143,300 GRANTOR: PHILLIPS FOREST LLC GRANTEE: FLORIDA POWER & LIG											
DOR CODE 5500										TIMBERLAND 80-89																					
MAP NUM										MKT AREA 04																					
NEIGHBORHOOD/LOC 1418.00										1.00/																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										BLD DATE										LGL DATE 04/14/2025 MLU											
EXTRA FEATURES										XF DATE										LAND DATE											
										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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
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	5500	A	TIMBER 2	0		A-1	0.00	0.00	268.43	AC		1.00	1.00	1.00	445.00	445.00	119,451														
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	49.14	AC		1.00	1.00	1.00	281.00	281.00	13,808														
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	317.57	AC		1.00	1.00	1.00	3,500.00	3,500.00	1,111,495														
REVIEW DATE 04/14/2025 BY MLU Total Acres: 317.57 Total Land Value: 133,259 Market: 1,111,495 Agricultural: 133,259 Common: 0 PRINTED 06/09/2026 BY SYS																															