



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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 45,000 <b>TOTAL MARKET VALUE</b> 4,450 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 4,450 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 4,450 <b>TOTAL JUST VALUE</b> 45,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 45,000																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>     																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1036/1557</td> <td>1/27/2005</td> <td>WD</td> <td>Q</td> <td>V</td> <td>02</td> <td>100,100</td> </tr> </tbody> </table> GRANTOR: P D CASON GRANTEE: OSCEOLA LAND CORP 0545/0426      6/01/1984      WD      Q      V      01      16,600 GRANTOR: GRANTEE:										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1036/1557	1/27/2005	WD	Q	V	02	100,100
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<b>TOTALS</b>																																											
<b>EXTRA FEATURES</b>																																											
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																											
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	10.00	AC		1.00	1.00	1.00	445.00	445.00	4,450																										
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	45,000																										
<b>REVIEW DATE</b> 04/11/2025 <b>BY</b> MLU    Total Acres: 10.00    Total Land Value: 4,450    Market: 45,000    Agricultural: 4,450    Common: 0 <b>PRINTED 06/08/2026 BY SYS</b>																																											