

THE S 528 FT OF S1/2 OF SE1/4.
ORB 365-283, 722-001, QC DEED
TO CORRECT INADVERTENT ERROR

MOSES NOIDRIE J JR/MOSES CHERILYN
5550 S US HWY 441
LAKE CITY, FL 32025

2026

21-6S-17-09717-002


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																											
																						STANDARD																											
																				VALUATION BY					Tax Group: 3					Tax Dist:																			
																				BUILDING MARKET VALUE										0																			
																				TOTAL MARKET OB/XF VALUE										0																			
																				TOTAL LAND VALUE - MARKET										192,000																			
																				TOTAL MARKET VALUE										8,510																			
																				SOH/AGL Deduction										0																			
																				ASSESSED VALUE										8,510																			
																				TOTAL EXEMPTION VALUE										0																			
																				BASE TAXABLE VALUE										8,510																			
																				TOTAL JUST VALUE										192,000																			
																				NCON VALUE										0																			
																				INCOME VALUE																													
																				PREVIOUS YEAR MKT VALUE										112,000																			
																				SALE:1:1: 3 PARCELS - \$.55 STAMP																													
																				LAND:1:1: JOINS 09724-002 & 09794-000																													
																				PERMIT NUM				DESCRIPTION				AMT				ISSUED																	
																				SALES DATA																													
																				OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE																					
																				0949/1104		2/11/2002		QC	Q	V	01	100																					
																				GRANTOR: MARJORIE BROWN TRUST																													
																				GRANTEE: NOIDRE & CHERILYN M																													
																				0722/0001		6/07/1990		WD	U	V		0																					
																				GRANTOR: CLEMENTS																													
																				GRANTEE: MOSES																													
																				BUILDING NOTES																													
																				BUILDING DIMENSIONS																													
TOTALS										BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		05/07/2026		MLU																									
EXTRA FEATURES																																																	
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																																	
										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	DPHT 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		A-1	0.00	0.00	30.00	AC		1.00	1.00	1.00	281.00	281.00	8,430																																
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	40.00	40.00	80																																
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	32.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	192,000																																
REVIEW DATE 05/07/2026 BY MLU																				Total Acres: 32.00					Total Land Value: 8,510					Market: 192,000					Agricultural: 8,510					Common: 0					PRINTED 06/08/2026 BY SYS				