

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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 125,000 TOTAL MARKET VALUE 125,000 SOH/AGL Deduction 0 ASSESSED VALUE 125,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 125,000 TOTAL JUST VALUE 125,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 116,000																							
DOR CODE 0000 VACANT																	PERMIT NUM DESCRIPTION AMT ISSUED 000055257 Swimming Pool and 102,000 03/17/2026 000054777 Storage Building 20,000 01/06/2026 000054308 New Residential C 750,000 10/23/2025																							
MAP NUM MKT AREA 02																	SALES DATA <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>1538/2196</td> <td>4/25/2025</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>195,000</td> </tr> </tbody> </table> GRANTOR: FISCHER LINDSEY GRANTEE: BARNARD THOMAS 1538/2049 4/25/2025 WD U V 21 139,900 GRANTOR: THE HERMITAGE LLC GRANTEE: FISCHER LINDSEY										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1538/2196	4/25/2025	WD	Q	V	01	195,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																		
1538/2196	4/25/2025	WD	Q	V	01	195,000																																		
NEIGHBORHOOD/LOC 21717.01 1.00/																																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
TOTALS																																								
EXTRA FEATURES						201 SW HERITAGE GLN, HIGH SPRINGS																																		
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																									
																	<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>04/14/2026</td> <td></td> <td></td> </tr> </tbody> </table> MLU										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/14/2026				
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																	BUILDING NOTES																							
																	BUILDING DIMENSIONS																							

LAND DESCRIPTION										TOTAL OB/XF														
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	0000	C	VAC RES	0		A-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							