W1/2 OF NE1/4 OF SW1/4 EX 2 AC D & EX 2 AC DESC IN ORB 764-2296 E 787-1404 & EX 2 AC DESC ORB 927-

ALEXANDER MARTHA
23194 NW 179TH PLACE
HIGH SPRINGS, FL 32643

2027

21-7S-17-10042-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21717.00	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	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	68,964
TOTAL MARKET VALUE	68,964
SOH/AGL Deduction	16,604
ASSESSED VALUE	52,360
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	52,360
TOTAL JUST VALUE	68,964
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	68,964

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18294	M H	125	05/18/2001
6855	M H	60	02/18/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1018/1899	6/15/2004	WD	Q	V	06	100
GRANTOR: LEATH, BROOKS, JAMES,						
GRANTEE: MARTHA ALEXANDER						
0614/0147	9/30/1987	WD	U	V		0
GRANTOR: JAMES						
GRANTEE: JAMES						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	10,500.00	10,500.00	10,500							
2	0000	C	VAC RES	0		A-1	0.00	0.00	6.96	AC		1.00	1.00	0.80	10,500.00	8,400.00	58,464							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 7.96 Total Land Value: 68,964 Market: 0 Agricultural: 0 Common: 68,964 PRINTED 11/17/2026 BY SYS