

NW1/4 OF NE1/4 OF SW1/4 & W1/2 O
 OF SW1/4 & ALL THAT PART OF N1/2
 SW1/4 AS LIES E OF US-41 EX RD R

MOO FARMS LLC/MILLER TIFFANIE
 17102 S US HIGHWAY 441
 LAKE CITY, FL 32024

2026

22-6S-17-09727-000


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY														
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1														
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 124,380 TOTAL MARKET VALUE 3,883 SOH/AGL Deduction 0 ASSESSED VALUE 3,883 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 3,883 TOTAL JUST VALUE 124,380 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 124,380														
DOR CODE		5600								TIMBERLAND 70-79																								
MAP NUM										MKT AREA										02														
NEIGHBORHOOD/LOC		22617.00								1.00/																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
															BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU									
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																		
																	SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN CD SALE PRICE 1550/107 12/19/2024 WD U I 11 100 GRANTOR: MOSELEY J. WAYNE AKA GRANTEE: MOO FARMS LLC 1249/1653 2/05/2013 WD U V 30 100 GRANTOR: WAYNE MOSELEY GRANTEE: WAYNE & INGE MOSELY																	
																	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	5600	A	TIMBER 3	0					13.82	AC		1.00	1.00	1.00	281.00	281.00	3,883																	
2	9910	M	MKT.VAL.AG	0					13.82	AC		1.00	1.00	1.00	9,000.00	9,000.00	124,380																	
REVIEW DATE 05/07/2026 BY MLU Total Acres: 13.82 Total Land Value: 3,883 Market: 124,380 Agricultural: 3,883 Common: 0 PRINTED 05/13/2026 BY SYS																																		