ALL W OF SR-47, EX NW1/4 OF NW1/
371-83, 646-779, 758-188, 971-23

MILLIGAN PAIGE CARTER
363 SW DEANNA TER
LAKE CITY, FL 32025

**2026**

**23-2N-16-01466-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 5600 | TIMBERLAND 70-79 | |
| MAP NUM | | MKT AREA | 05 |
| NEIGHBORHOOD/LOC | 900216.00 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

26972 N US HIGHWAY 441 , WHITE SPRINGS

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 491,400 |
| TOTAL MARKET VALUE | 74,308 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 74,308 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 74,308 |
| TOTAL JUST VALUE | 491,400 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 491,400 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000050042 | Co-Location or Ex | 30,000 | 08/05/2025 |
| 000050443 | Communications To | 67,000 | 07/25/2024 |
| 000044789 | Communications To | 25,000 | 09/19/2022 |
| 000044036 | Communications To | 25,000 | 03/29/2022 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1332/0260 | 3/03/2017 | QC | U | V | 11 | 100 |
| GRANTOR: MATHISON MILLIGAN | | | | | | |
| GRANTEE: PAIGE C MILLIGAN | | | | | | |
| 1272/0991 | 4/08/2014 | QC | U | V | 11 | 100 |
| GRANTOR: CLARENCE RODNEY MILLI | | | | | | |
| GRANTEE: PAIGE C MILLIGAN | | | | | | |

### 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 | 5600 | A | TIMBER 3 | 0 | | | 0.00 | 0.00 | 114.00 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 32,034 | | | | | | | |
| 2 | 5600 | A | TIMBER 3 | 0 | | | 0.00 | 0.00 | 105.00 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 29,505 | | | | | | | |
| 3 | 5910 | A | SWAMP/CYPRES | 0 | | | 0.00 | 0.00 | 247.00 | AC | | 1.00 | 1.00 | 1.00 | 40.00 | 40.00 | 9,880 | | | | | | | |
| 4 | 5997 | A | RIVERS/BAYS/ | 0 | | | 0.00 | 0.00 | 52.00 | AC | | 1.00 | 1.00 | 1.00 | 25.00 | 25.00 | 1,300 | | | | | | | |
| 5 | 5700 | A | TIMBER 4 | 0 | | | 0.00 | 0.00 | 7.00 | AC | | 1.00 | 1.00 | 1.00 | 227.00 | 227.00 | 1,589 | | | | | | | |
| 6 | 9910 | M | MKT.VAL.AG | 0 | | | 0.00 | 0.00 | 525.00 | AC | | 1.00 | 1.00 | 1.00 | 936.00 | 936.00 | 491,400 | | | | | | | |

REVIEW DATE 03/05/2014 BY DF Total Acres: 525.00 Total Land Value: 74,308 Market: 491,400 Agricultural: 74,308 Common: 0 PRINTED 05/07/2026 BY SYS