BEG NW COR OF SE1/4 & RUN E
670.54 FT, S 935.58 FT TO NE
R/W OF I-75, THENCE N 47 DG W

MICHAEL A TRAUNER REV TRUST
P O BOX 2012
PLANT CITY, FL 33564

2027

23-2S-15-00069-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	23215.00	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

526 NW JOEL GLN, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	64,396
TOTAL MARKET VALUE	64,396
SOH/AGL Deduction	25,505
ASSESSED VALUE	38,891
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	38,891
TOTAL JUST VALUE	64,396
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	64,396

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1357/0566	3/26/2018	WD	Q	V	01	30,000
GRANTOR: COLUMBIA CO LAND TRUS						
GRANTEE: MICHAEL A TRAUNER R						
1196/1513	6/22/2010	TD	U	V	18	6,100
GRANTOR: CLERK OF COURT; TX CO						
GRANTEE: COLUMBIA CO LAND TR						

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		A-1	0.00	0.00	9.47	AC		1.00	1.00	0.85	8,000.00	6,800.00	64,396							

REVIEW DATE 05/12/2026 BY MLU Total Acres: 9.47 Total Land Value: 64,396 Market: 0 Agricultural: 0 Common: 64,396 PRINTED 11/17/2026 BY SYS