COMM NW COR LOT 8 LAKE JEFFERY
PHASE 1 S/D, RUN NW ALONG SW
R/W CR-250 897.98 FT FOR POB.

ANDERSON JOSHUA AARON/ANDERSON CONNIE OGBURN
312 SW PILOTS WAY
LAKE CITY, FL 32024

2027

23-3S-16-02272-060

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23316.00	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

3220 NW LAKE JEFFERY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	149,950
TOTAL MARKET VALUE	4,130
SOH/AGL Deduction	0
ASSESSED VALUE	4,130
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,130
TOTAL JUST VALUE	149,950
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	149,950

SALE:1:1: 21.55 ACRES (SON-IN-LAW & DAUGHTER)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056884	Storage Building	63,000	10/29/2026
000056584	Mobile Home		09/15/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/1079	3/24/2017	WD	Q	V	01	160,000
GRANTOR: GLENN A & MARTHA HO K						
GRANTEE: JOSHUA AARON & CONN						
0743/1081	3/21/1991	WD	Q	V	03	40,000
GRANTOR: JOHN DEAS						
GRANTEE: GLENN KNACHIGAN						

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	5500	A	TIMBER 2	0		00	0.00	0.00	8.55	AC		1.00	1.00	1.00	445.00	445.00	3,805							
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	8.55	AC		1.00	1.00	1.75	10,000.00	17,500.00	149,625							
3	9520	C	LAKE	0		00	0.00	0.00	13.00	AC		1.00	1.00	1.00	25.00	25.00	325							

REVIEW DATE 05/15/2023 BY JB Total Acres: 21.55 Total Land Value: 4,130 Market: 149,625 Agricultural: 3,805 Common: 325 PRINTED 11/17/2026 BY SYS