THAT PART OF NE1/4 OF SE1/4 AS L
GRADED RD.

PEREZ JULIO ANTONIO BLANCO/BLANCO AMY
577 SW DAISY RD
LAKE CITY, FL 32024-5031

2027

23-5S-15-00467-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23515.00	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	04/24/2023 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	1,800
TOTAL MARKET VALUE	200
SOH/AGL Deduction	0
ASSESSED VALUE	200
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	200
TOTAL JUST VALUE	1,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1375/1652	12/26/2018	WD	U	V	19	90,700
GRANTOR: TAMMIE C WARREN PR OF						
GRANTEE: JULIO ANTONIO BLANC						
1253/1147	4/05/2013	WD	Q	V	01	210,000
GRANTOR: FRANCISEA EDGE						
GRANTEE: GARY C WARREN						

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		A-1	0.00	0.00	0.45	AC		1.00	1.00	1.00	445.00	445.00	200							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	0.45	AC		1.00	1.00	1.00	4,000.00	4,000.00	1,800							

REVIEW DATE 03/09/2026 BY AJ — Total Acres: 0.45 — Total Land Value: 200 — Market: 1,800 — Agricultural: 200 — Common: 0 — PRINTED 11/16/2026 BY SYS