

THE W 32 ACRES OF THAT PORTION  
OF N3/4 OF W1/2 LYING S OF  
CR-18. ORB 725-411,WD 1244-

RIPPLINGER JULIA W/RIPPLINGER EDWARD F  
EDWARD F RIPPLINGER CO-TRUSTEE, P O BOX 86  
STARKE, FL 32091

**2026**

23-6S-17-09750-005  


| 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 |     |    |        |  |  |  |  |  |  |  |
|  |                  |                    |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      | <b>VALUATION BY</b><br>Tax Group: 3 Tax Dist: STANDARD<br><b>BUILDING MARKET VALUE</b> 0<br><b>TOTAL MARKET OB/XF VALUE</b> 0<br><b>TOTAL LAND VALUE - MARKET</b> 192,000<br><b>TOTAL MARKET VALUE</b> 8,960<br>SOH/AGL Deduction 0<br><b>ASSESSED VALUE</b> 8,960<br><b>TOTAL EXEMPTION VALUE</b> 0<br><b>BASE TAXABLE VALUE</b> 8,960<br><b>TOTAL JUST VALUE</b> 192,000<br><b>NCON VALUE</b> 0<br><b>INCOME VALUE</b><br><b>PREVIOUS YEAR MKT VALUE</b> 128,000<br>SALE:1:1: DAUGHTER OF GRANTOR<br>PERMIT NUM DESCRIPTION AMT ISSUED<br>SALES DATA<br>OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE<br>1244/2649 11/15/2012 WD U V 11 100<br>GRANTOR: JULIA ANN RIPPLINGER<br>GRANTEE: JULIA W & EDWARD F<br>0725/0411 7/12/1990 WD U V 35 0<br>GRANTOR: WALTERS IRMA & HUGH<br>GRANTEE: RIPPLINGER JULIA AN<br><b>BUILDING NOTES</b><br><b>BUILDING DIMENSIONS</b> |        |     |    |        |  |  |  |  |  |  |  |
| DOR CODE   |                  | 6200 PASTURE CLS33 |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| MAP NUM  |                  | 23617.00           |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| NEIGHBORHOOD/LOC   |                  | 1.00/              |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| AREA TYPE  | TOTAL GROSS AREA | PCT OF BASE        | YEAR                 | TOT ADJ AREA | SUBAREA MARKET VALUE |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| TOTALS   |                  |                    |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| EXTRA FEATURES   |                  |                    |                      |              |                      |          |       |       |                | BLD DATE<br>XF DATE<br>INC DATE |         |             |             |                |                 |                |               |                             |      | LGL DATE<br>LAND DATE<br>AG DATE<br>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          |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
|  |                  |                    |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                | TOTAL OB/XF 0 |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| LAND DESCRIPTION   |                  |                    |                      |              |                      |          |       |       |                | TOTAL OB/XF                     |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| 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  | 6200             | A                  | PASTURE 3            | 0            |                      | A-1      | 0.00  | 0.00  | 32.00          | AC                              |         | 1.00        | 1.00        | 1.00           | 280.00          | 280.00         | 8,960         |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| 2  | 9910             | M                  | MKT.VAL.AG           | 0            |                      | A-1      | 0.00  | 0.00  | 32.00          | AC                              |         | 1.00        | 1.00        | 1.00           | 6,000.00        | 6,000.00       | 192,000       |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |
| REVIEW DATE 05/07/2026 BY MLU Total Acres: 32.00 Total Land Value: 8,960 Market: 192,000 Agricultural: 8,960 Common: 0 PRINTED 05/08/2026 BY SYS |                  |                    |                      |              |                      |          |       |       |                |                                 |         |             |             |                |                 |                |               |                             |      |   |        |     |    |        |  |  |  |  |  |  |  |