

N1/2, EX THAT PORTION WITHIN SUN
S/D & EX BEG AT NE COR OF SEC, R
FT, S 1318.28 FT, E 656.53 FT, N

JY WILSON SANDILL GSS, LLC
P O BOX 358833
GAINESVILLE, FL 32635-8833

2026

24-4S-15-00382-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 1,240,695 TOTAL MARKET VALUE 1,004,375 SOH/AGL Deduction 210,235 ASSESSED VALUE 794,140 TOTAL EXEMPTION VALUE CP CE 786,300 BASE TAXABLE VALUE 7,840 TOTAL JUST VALUE 1,240,695 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,240,695											
																				CONSERVATION ESMT IN ORB 1427-177 IS FOR ALL THIS											
DOR CODE 6200 PASTURE CLS33																															
MAP NUM										MKT AREA 02																					
NEIGHBORHOOD/LOC 24415.00										1.00/																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/07/2026 MLU																					
EXTRA FEATURES																															
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															
LAND DESCRIPTION										TOTAL OB/XF 0																					
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	9900	C	AC NON-AG	0					219.71	AC		1.00	1.00	1.00	4,500.00	4,500.00	988,695														
2	6200	A	PASTURE 3	0					56.00	AC		1.00	1.00	1.00	280.00	280.00	15,680														
3	9910	M	MKT.VAL.AG	0					56.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	252,000														
REVIEW DATE 05/07/2026 BY MLU Total Acres: 275.71 Total Land Value: 1,004,375 Market: 252,000 Agricultural: 15,680 Common: 988,695 PRINTED 06/22/2026 BY SYS																															