LOT 2 WINDSWEPT INDUSTRIAL UNIT
WD 1451-2441, WD 1561-2686

HUBER BARRY R/VASQUEZ PORFIRIO RAFAEL PEREZ
865 SW HAMLET CIR
LAKE CITY, FL 32024

2026

24-4S-16-03120-502

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	4000	VACANT INDUSTRIAL	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.06	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	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	142,350
TOTAL MARKET VALUE	142,350
SOH/AGL Deduction	21,900
ASSESSED VALUE	120,450
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	120,450
TOTAL JUST VALUE	142,350
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1561/2686	2/27/2026	WD	Q	V	01	195,000
GRANTOR: LETTERING.COM INC						
GRANTEE: HUBER BARRY R						
1451/2441	11/03/2021	WD	Q	V	01	140,000
GRANTOR: CRAPPS DANIEL TRUSTEE						
GRANTEE: LETTERING.COM INC						

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	4000	C	VAC INDUSTRI	0		ILW	0.00	0.00	2.19	AC		1.00	1.00	1.00	65,000.00	65,000.00	142,350							

REVIEW DATE 02/20/2025 BY KS Total Acres: 2.19 Total Land Value: 142,350 Market: 0 Agricultural: 0 Common: 142,350 PRINTED 05/08/2026 BY SYS