BEG NE COR OF SEC, RUN S
813.72 FT, W 517.20 FT, N
TO N LINE OF SEC, E TO POB.

SISTRUNK SALLY KRISTINE/SISTRUNK JAMES M
823 SE ROGER DRIVE
LULU, FL 32061

2026

24-5S-17-09358-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	24517.00	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

826 SE ROGERS DR, LULU

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	5,000
TOTAL LAND VALUE - MARKET	90,321
TOTAL MARKET VALUE	95,321
SOH/AGL Deduction	27,760
ASSESSED VALUE	67,561
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	67,561
TOTAL JUST VALUE	95,321
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	83,004

LAND:1:1: SOME LOW & WET

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1397/1498	10/29/2019	WD	U	V	11	100
GRANTOR: RALPH PETER MAZZOCCHI						
GRANTEE: JAMES KENNETH LANGD						
1397/1501	10/28/2019	WD	Q	I	01	60,000
GRANTOR: JAMES KENNETH LANGDAL						
GRANTEE: SALLY K SISTRUNK &						

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
1	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	5,000	

LAND DESCRIPTION

TOTAL OB/XF 5,000

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	0700	C	MISC RES	0		A-1	0.00	0.00	9.66	AC		1.00	1.00	0.85	11,000.00	9,350.00	90,321							

REVIEW DATE 08/15/2017 BY DF Total Acres: 9.66 Total Land Value: 90,321 Market: 0 Agricultural: 0 Common: 90,321 PRINTED 06/08/2026 BY SYS