

COMM NW COR OF NE1/4, RUN E 698.
 CONT E 674.09 FT, S 2553.91 FT T
 NW ALONG R/W 678.69 FT, N 2473.4

HARRELL ANN F/COMBS DRENIA
 1924 260TH ST
 O'BRIEN, FL 32071

2026

24-6S-15-00513-003


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 233,400 TOTAL MARKET VALUE 10,892 SOH/AGL Deduction 0 ASSESSED VALUE 10,892 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 10,892 TOTAL JUST VALUE 233,400 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 155,600																							
																	PERMIT NUM DESCRIPTION AMT ISSUED																							
																	SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1276/0883</td> <td>6/20/2014</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>0</td> </tr> </tbody> </table> GRANTOR: ANN HARRELL (WIDOW) GRANTEE: ANN HARRELL ETAL AS 1151/0596 5/28/2008 QC Q V 01 100 GRANTOR: ANN HARRELL GRANTEE: LARRY & ANN HARRELL										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1276/0883	6/20/2014	QC	U	V	11	0
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1276/0883	6/20/2014	QC	U	V	11	0																																		
																	BLD DATE LGL DATE XF DATE LAND DATE 05/07/2026 MLU INC DATE AG DATE																							
TOTALS																																								
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									
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	38.90	AC		1.00	1.00	1.00	280.00	280.00	10,892									
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	38.90	AC		1.00	1.00	1.00	6,000.00	6,000.00	233,400									