

NE1/4 OF SW1/4 AS LIES E OF RD  
& SE1/4 OF NW1/4 & N1/2 OF  
SE1/4 & S1/2 OF NE1/4.

ALLEN RONALD H LIVING TRUST  
P O BOX 1390  
LAKE CITY, FL 32056-1390

2026

25-4S-18-10404-000



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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 537,500 <b>TOTAL MARKET VALUE</b> 54,872 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 54,872 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 54,872 <b>TOTAL JUST VALUE</b> 537,500 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 537,500																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>																							
																				<b>SALES DATA</b> <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>1336/0606</td> <td>4/26/2017</td> <td>WD</td> <td>U</td> <td>V</td> <td>11</td> <td>0</td> </tr> </tbody> </table> GRANTOR: RONALD H ALLEN GRANTEE: RONALD H ALLEN TRUS 1228/2058      11/01/2011      PR      U      V      19      100 GRANTOR: RONALD H ALLEN & ETHA GRANTEE: RONALD H ALLEN										OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	1336/0606	4/26/2017	WD	U	V	11	0
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<b>TOTALS</b> <b>EXTRA FEATURES</b>										BLD DATE XF DATE INC DATE		LGL DATE LAND DATE AG DATE		04/14/2025      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																											
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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	5600	A	TIMBER 3	0		A-1	0.00	0.00	192.00	AC		1.00	1.00	1.00	281.00	281.00	53,952																										
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	23.00	AC		1.00	1.00	1.00	40.00	40.00	920																										
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	215.00	AC		1.00	1.00	1.00	2,500.00	2,500.00	537,500																										
																	<b>REVIEW DATE</b> 04/14/2025 <b>BY</b> MLU      Total Acres: 215.00      Total Land Value: 54,872      Market: 537,500      Agricultural: 54,872      Common: 0 <b>PRINTED 05/08/2026 BY SYS</b>																										