COMM N 1/4 COR OF SEC, S 1324.45
TO POB, E 333.77 FT S 1307.04 FT
1304.45 FT TO POB.

BROWNING DAVID A
5449 SIESTA KEY LP
DOVER, FL 33527

2026

25-5S-16-03710-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	25516.00	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

519 SW LANDRUM, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	26,900
TOTAL LAND VALUE - MARKET	110,110
TOTAL MARKET VALUE	137,010
SOH/AGL Deduction	23,509
ASSESSED VALUE	113,501
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	113,501
TOTAL JUST VALUE	137,010
NCON VALUE	26,900
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	95,095

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1472/174	7/20/2022	WD	Q	V	01	65,000

GRANTOR: BLUE SKY TIMBER-LAND

GRANTEE: BROWNING DAVID A

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	
2	0030	BARN,MT	0	0	24	32	1.00	UT	11,500.00	11,500.00	100	2026	2025		100	11,500	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	8,400.00	8,400.00	100	2026	2025		100	8,400	

LAND DESCRIPTION

TOTAL OB/XF 26,900

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	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							

REVIEW DATE 03/10/2026 BY KS Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 06/09/2026 BY SYS