THE FOLLOWING LYING IN SEC 25: B
30, E 1296.47 FT TO NE COR OF NW
618.58 FT, W 1524.63 FT TO E R/W

CABRAL ROBERT JR/CABRAL SUSAN THOMAS
474 SE PAXTON PL
LAKE CITY, FL 32025

2026

25-5S-17-09372-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	25517.00	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

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	360
TOTAL LAND VALUE - MARKET	13,200
TOTAL MARKET VALUE	13,560
SOH/AGL Deduction	1,284
ASSESSED VALUE	12,276
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,276
TOTAL JUST VALUE	13,560
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	11,160

SALE:1:1: ADDING HUSBAND TO DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1490/1088	5/15/2023	WD	U	I	11	100
GRANTOR: THOMAS DUANE E						
GRANTEE: CABRAL ROBERT JR						
1468/490	5/31/2022	WD	Q	I	05	164,200
GRANTOR: OLIVIA RAE FARMS INC						
GRANTEE: THOMAS DUANE E						

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	16	16	1.00	UT	0.00	0.00	100	0	0	3	100	260	
2	0294	SHED WOOD/	0	0	10	18	1.00	UT	0.00	0.00	100	0	0	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 360

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	0000	C	VAC RES	0					1.20	AC		1.00	1.00	1.00	11,000.00	11,000.00	13,200							

REVIEW DATE 08/18/2017 BY DF Total Acres: 1.20 Total Land Value: 13,200 Market: 0 Agricultural: 0 Common: 13,200 PRINTED 06/08/2026 BY SYS