

COMM SE COR OF SEC 25, N 659.39
 35.69 FT, N 268.01 FT, W 50.93 F
 231.72 FT, S 6 DEG E 143.92 FT,

PENDERGRAST DAULTON LANE/SHELLPEPER BRITTANY TAYL
 12368 SE COUNTY 245
 LULU, FL 32061

2026

25-5S-17-09377-013



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 19,080 TOTAL MARKET VALUE 19,080 SOH/AGL Deduction 2,756 ASSESSED VALUE 16,324 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 16,324 TOTAL JUST VALUE 19,080 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 14,840											
DOR CODE 0000 VACANT																															
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																															
EXTRA FEATURES										BLD DATE						LGL DATE	05/08/2026 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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
																	SALES DATA														
																	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE								
																	1568/299	5/11/2026	WD U	V	V	11	100								
																	GRANTOR: MARKHAM MORRIS LAMAR														
																	GRANTEE: PENDERGRAST DAULTON														
																	1567/1768	4/21/2026	WD Q	I	05	34,000									
																	GRANTOR: MARKHAM MORRIS LAMAR														
																	GRANTEE: PENDERGRAST DAULTON														
LAND DESCRIPTION										TOTAL OB/XF										0											
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	0000	C	VAC RES	0					0.30	AC		1.00	1.00	1.00	18,000.00	18,000.00	5,400														
2	0000	C	VAC RES	0		00	0.00	0.00	0.76	AC		1.00	1.00	1.00	18,000.00	18,000.00	13,680														
REVIEW DATE 05/08/2026 BY MLU Total Acres: 1.06 Total Land Value: 19,080 Market: 0 Agricultural: 0 Common: 19,080 PRINTED 06/29/2026 BY SYS																															