

E1/2 OF NE1/4 OF SE1/4.  
 ORB 435-569, WD 1055-1875,  
 WD 1055-1879.

ROSIER LEANDOUS  
 P O BOX 2973  
 LAKE CITY, FL 32056

**2026**

26-3S-15-00243-000  


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																											
																	VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 150,000 TOTAL MARKET VALUE 8,900 SOH/AGL Deduction 0 ASSESSED VALUE 8,900 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 8,900 TOTAL JUST VALUE 150,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 140,000 LAND:1:1: JOINS RE #00217-000																												
DOR CODE 5500						TIMBERLAND 80-89											PERMIT NUM DESCRIPTION AMT ISSUED																												
MAP NUM						MKT AREA 01																																							
NEIGHBORHOOD/LOC						26315.00 1.00/											SALES DATA																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																	
						1055/1879	8/01/2005	WD U	V	08	44,000	GRANTOR: RUBY TAYLOR & EVERETT																																	
													GRANTEE: LEANDOUS ROSIER																																
						1055/1875	2/07/2005	WD Q	V	06	100	GRANTOR: EDWARD & MELZETA & LO																																	
													GRANTEE: RUBY L TAYLOR																																
TOTALS													BLD DATE											LGL DATE																					
													XF DATE											LAND DATE 05/04/2026											MLU										
													INC DATE											AG DATE																					
EXTRA FEATURES													ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	BUILDING NOTES																								
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 DIMENSIONS																												
													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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																					
1	5500	A	TIMBER 2	0					20.00	AC		1.00	1.00	1.00	445.00	445.00	8,900																												
2	9910	M	MKT.VAL.AG	0					20.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	150,000																												
REVIEW DATE 05/04/2026 BY MLU Total Acres: 20.00 Total Land Value: 8,900 Market: 150,000 Agricultural: 8,900 Common: 0 PRINTED 05/08/2026 BY SYS																																													