

COMM NE COR, RUN W 1176.97 FT TO
 FT RD, RUN SE'LY 185.01 FT, SW 3
 CONT SW ALONG ARC OF CURVE 220.7

RAVNDAL ROAD OWNERS ASSOC INC
 732 NW OLD MILL DR
 LAKE CITY, FL 32055

2026

26-3S-16-02304-999


| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | | |
|--|------------------|-----------------|----------------------|--------------|----------------------|----------|-------|-------|----------------|--------------------|---------|-------------|-------------|----------------|-----------------|----------------|------------|-----------------------------|------|--|--------|-----|----|--------|--|--|--|--|--|--|--|
| CONSTRUCTION | | | | | | | | | | VALUATION SUMMARY | | | | | | | | | | PAGE 1 of 1 | | | | | | | | | | | |
| ELEMENT | CD | | | | | | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | VALUATION BY STANDARD Tax Group: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 753 TOTAL MARKET VALUE 753 SOH/AGL Deduction 0 ASSESSED VALUE 753 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 753 TOTAL JUST VALUE 753 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 753 LAND:1:1: BOAT RAMP AREA | | | | | | | | | | | |
| DOR CODE | | 0000 VACANT | | | | | | | | | | | | | | | | | | PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0975/1524 2/20/2003 QC Q Q V 01 100 GRANTOR: WILLIAM TAYLOR & DORO GRANTEE: RAVNDAL ROAD OWNERS 0973/0923 1/24/2003 QC Q Q V 01 100 GRANTOR: SCOTT & NENA COLLINS GRANTEE: RAVNDAL ROAD OWNERS | | | | | | | | | | | |
| MAP NUM | | 26316.040 1.00/ | | | | | | | | | | | | | | | | | | BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE | | | | | | | | | | | |
| NEIGHBORHOOD/LOC | | | | | | | | | | | | | | | | | | | | BUILDING NOTES BUILDING DIMENSIONS | | | | | | | | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | | | | | | | | | | | | |
| 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 | | A-1 | 0.00 | 0.00 | 0.32 | AC | | 1.00 | 1.00 | 1.68 | 1,400.00 | 2,352.00 | 753 | | | | | | | | | | | | | | |
| REVIEW DATE 05/23/2023 BY JB Total Acres: 0.32 Total Land Value: 753 Market: 0 Agricultural: 0 Common: 753 PRINTED 06/10/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |