AKA PARCEL #A-NORTH MAX RAVNDAL
COMM NE COR OF SEC, RUN W 1176.9
A 60 FT PRIVATE RD, RUN S'LY ALO

TOLAR ELAINE K
839 SW STATE ROAD 247
LAKE CITY, FL 32025

2026

26-3S-16-02305-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	26316.040 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

656 NW OLD MILL DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	121,500
TOTAL MARKET VALUE	121,500
SOH/AGL Deduction	0
ASSESSED VALUE	121,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	121,500
TOTAL JUST VALUE	121,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	121,500

LAND:1:1: 1.57 AC LAKE FRONT ON LAKE JEFFREY

SALE:2:1: 3.16 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054518	New Residential C	200,000	11/18/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1464/515	4/13/2022	WD	Q	V	01	155,000
GRANTOR: POWERS RALPH FRANKLIN						
GRANTEE: TOLAR ELAINE K						
0817/0357	2/05/1996	WD	Q	V		52,500
GRANTOR: DILGER						
GRANTEE: R FRANKLIN POWERS						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0020	C	VAC/WATER	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	121,500.00	121,500.00	121,500							

REVIEW DATE 05/23/2023 BY JB Total Acres: 1.57 Total Land Value: 121,500 Market: 0 Agricultural: 0 Common: 121,500 PRINTED 04/13/2026 BY SYS