E1/2 OF NE1/4, EX 670 FT IN A SQ
& EX THE W 20 AC THEREOF, ALSO T
SE1/4 & NE1/4 OF SE1/4, EX THE W

ALLISON JOHN STEVEN
7402 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2027

26-4S-15-00399-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26415.00	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	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,680
TOTAL LAND VALUE - MARKET	548,350
TOTAL MARKET VALUE	29,696
SOH/AGL Deduction	0
ASSESSED VALUE	29,696
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	29,696
TOTAL JUST VALUE	550,030
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	550,030

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1544/2305	7/17/2025	LE	U	I	14	100
GRANTOR: ALLISON JOHN S						
GRANTEE: ALLISON JOHN S (ENH						
1186/2599	11/17/2009	WD	U	V	11	100
GRANTOR: BETTY E ALLISON NORRI						
GRANTEE: JOHN STEVEN ALLISON						

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	0255	MBL HOME S	0	0	12	56	672.00	UT	1.00	1.00	100	2013	2013	3	100	672	
2	0252	LEAN-TO W/	0	0	12	56	672.00	UT	1.50	1.50	100	2013	2013	3	100	1,008	

LAND DESCRIPTION

TOTAL OB/XF 1,680

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	99.70	AC		1.00	1.00	1.00	281.00	281.00	28,016							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	99.70	AC		1.00	1.00	1.00	5,500.00	5,500.00	548,350							

REVIEW DATE 10/14/2025 BY JB Total Acres: 99.70 Total Land Value: 28,016 Market: 548,350 Agricultural: 28,016 Common: 0 PRINTED 11/17/2026 BY SYS