COMM SE COR OF SEC, RUN W 260.10
CONT W ALONG S LINE OF SEC 873.2
W 210 FT, N 75.68 FT E 225 FT, N

TICE SONYA VICTORIA
171 SW NECTAR CT
LAKE CITY, FL 32024

2026

26-4S-16-03193-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5200	CROPLAND CLS2	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	26416.00	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

905 SW KING ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	140,790
TOTAL MARKET VALUE	8,014
SOH/AGL Deduction	0
ASSESSED VALUE	8,014
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	8,014
TOTAL JUST VALUE	140,790
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	129,960

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/1339	6/07/2017	WD	U	V	11	100
GRANTOR: ALLIE G CLARK (SINGLE						
GRANTEE: SONYA VICTORIA TICE						
1311/2183	3/23/2016	PR	U	V	11	0
GRANTOR: SONYA VICTORIA TICE A						
GRANTEE: SONYA VICTORIA TICE						

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	5200	A	CROPLAND 2	0		A-1	0.00	0.00	21.66	AC		1.00	1.00	1.00	370.00	370.00	8,014							
2	9910	M	MKT.VAL.AG	0			0.00	0.00	21.66	AC		1.00	1.00	1.00	6,500.00	6,500.00	140,790							

REVIEW DATE 05/04/2026 BY MLU Total Acres: 21.66 Total Land Value: 8,014 Market: 140,790 Agricultural: 8,014 Common: 0 PRINTED 05/08/2026 BY SYS