S1/2 OF SW1/4 OF NW1/4 & N1/2 OF
PART OF FLORA CREST FARMS EX RD
EX 5 AC DESC ORB 668-154 & EX 2.

SCHNEIDERS CHRISTOPHER DAVID/BOONE LONI ANN
414 SE SCHNEIDERS GLN
LAKE CITY, FL 32025

2027

27-4S-17-08754-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27417.00	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	05/06/2026 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	0
TOTAL LAND VALUE - MARKET	34,240
TOTAL MARKET VALUE	34,240
SOH/AGL Deduction	7,608
ASSESSED VALUE	26,632
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	26,632
TOTAL JUST VALUE	34,240
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	34,240

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/1710	12/05/2022	QC	U	V	11	0
GRANTOR: WALLER BILLIE SUE						
GRANTEE: SCHNEIDERS CHRISTOP						
1205/1134	11/22/2010	PB	U	V	11	0
GRANTOR: CLERK OF COURT(MARY R						
GRANTEE: BILLIE SUE WALLER &						

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	0000	C	VAC RES	0					2.14	AC		1.00	1.00	1.00	16,000.00	16,000.00	34,240							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 2.14 Total Land Value: 34,240 Market: 0 Agricultural: 0 Common: 34,240 PRINTED 11/17/2026 BY SYS