SE1/4 OF NW1/4 EX RD.
ORB 655-110. WD 1091-1836

J D WILLIS LLC
P O BOX 1546
LAKE CITY, FL 32056

**2026**

**27-4S-17-08757-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 6200 | PASTURE CLS33 | |
| 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 | 05/07/2026 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 300 |
| TOTAL LAND VALUE - MARKET | 235,380 |
| TOTAL MARKET VALUE | 11,284 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 11,284 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 11,284 |
| TOTAL JUST VALUE | 235,680 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 157,220 |

LAND:1:1: JOINS RE #08756-001

SALE:1:1: AG LAND - MARKET VALUE - $66690

PRMT:1:1: WRONG PRCL #

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 14398 | PUMP/UTPOL | 30 | 08/13/1998 |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1091/1836 | 8/03/2006 | WD | Q | V | 03 | 274,100 |
| GRANTOR: JOHN D & BETH WILLIS | | | | | | |
| GRANTEE: J D WILLIS LLC | | | | | | |
| 0655/0110 | 6/14/1988 | WD | Q | V | | 80,000 |
| GRANTOR: MORGAN FRANCES TRUST | | | | | | |
| GRANTEE: WILLIS JOHN D & | | | | | | |

## 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 | 0040 | BARN,POLE | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 300 | |

## LAND DESCRIPTION

TOTAL OB/XF 300

| 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 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 39.23 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 10,984 | | | | | | | |
| 2 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 39.23 | AC | | 1.00 | 1.00 | 1.00 | 6,000.00 | 6,000.00 | 235,380 | | | | | | | |

REVIEW DATE 06/23/2017 BY DF Total Acres: 39.23 Total Land Value: 10,984 Market: 235,380 Agricultural: 10,984 Common: 0 PRINTED 06/23/2026 BY SYS