COMM SE COR OF SW1/4, RUN N
510.87 FT FOR POB, CONT N
312.37 FT, W 420 FT, N 520 FT,

ELINOFF SUSAN B LIVING TRUST
2811 SCOTT MILL ESTATES DR
JACKSONVILLE, FL 32257

2026

27-4S-17-08788-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
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

200 SE CALM CT, LAKE CITY

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	16,000
TOTAL LAND VALUE - MARKET	205,140
TOTAL MARKET VALUE	45,735
SOH/AGL Deduction	9,681
ASSESSED VALUE	36,054
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	36,054
TOTAL JUST VALUE	221,140
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	152,760

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1383/2264	5/02/2019	WD	U	I	11	0
GRANTOR: SUSAN ELINOFF						
GRANTEE: SUSAN B & RONALD EL						
0922/0756	2/23/2000	WD	Q	I	01	100
GRANTOR: MAMIE BEDENBAUGH						
GRANTEE: SUSAN ELINOFF						

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
3	9947	Septic	0	0	0	0	2.00	UT	3,000.00	3,000.00	100			3	100	6,000	

LAND DESCRIPTION

TOTAL OB/XF 16,000

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		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	18,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	13.00	AC		1.00	1.00	1.00	280.00	280.00	3,640							
3	5500	A	TIMBER 2	0		A-1	0.00	0.00	18.19	AC		1.00	1.00	1.00	445.00	445.00	8,095							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	31.19	AC		1.00	1.00	1.00	6,000.00	6,000.00	187,140							

REVIEW DATE 06/22/2017 BY DF — Total Acres: 34.19 — Total Land Value: 29,735 — Market: 187,140 — Agricultural: 11,735 — Common: 18,000 — PRINTED 06/23/2026 BY SYS