

LOT 5 PINEHILLS S/D, EX 0.72
 AC IN SE COR LOT 5 DESC IN ORB
 1038-2804. ORB 629-483.

GRAHAM OZELL
 1085 NW BAUGHN ST
 LAKE CITY, FL 32055

2026

28-2S-16-01772-005



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																									
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																							
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 39,150 TOTAL MARKET VALUE 1,218 SOH/AGL Deduction 0 ASSESSED VALUE 1,218 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,218 TOTAL JUST VALUE 39,150 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 30,450																									
																				LAND: 3:1: DOR 1998 LAND: 2:1: DOR 1998 LAND: 1:1: DOR 1998																									
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L N	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	BUILDING NOTES																												
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	4.35	AC		1.00	1.00	1.00	280.00	280.00	1,218																												
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.35	AC		1.00	1.00	1.00	9,000.00	9,000.00	39,150																												
REVIEW DATE 05/11/2026 BY MLU Total Acres: 4.35 Total Land Value: 1,218 Market: 39,150 Agricultural: 1,218 Common: 0 PRINTED 05/12/2026 BY SYS																																													