

NE1/4 EX BEG SE COR OF NE1/4,  
 RUN N 6.3246 CHS, W 7.9056  
 CHS, S 6.3246 CHS, E 7.9056

D & B TIMBER & LAND TRUST  
 P O BOX 1733  
 LAKE CITY, FL 32056

2026

28-3S-17-05603-000

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: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 437,640 TOTAL MARKET VALUE 65,489 SOH/AGL Deduction 0 ASSESSED VALUE 65,489 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 65,489 TOTAL JUST VALUE 437,640 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 437,640																			
DOR CODE 5500																				TIMBERLAND 80-89																			
MAP NUM																				MKT AREA 07																			
NEIGHBORHOOD/LOC 28317.00 1.00/																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
TOTALS																				BLD DATE		LGL DATE	12/08/2022	MLU															
EXTRA FEATURES																				XF DATE		LAND DATE																	
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	SALES DATA																						
																	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																
																	0933/1738	8/22/2001	WD Q	Q	V		1,090,800																
																	GRANTOR: SOUTHERN TIMBER VENTU																						
																	GRANTEE: AUDREY BULLARD TRUS																						
BUILDING NOTES																																							
BUILDING DIMENSIONS																																							
LAND DESCRIPTION										TOTAL OB/XF																													
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	5500	A	TIMBER 2	0			0.00	0.00	141.20	AC		1.00	1.00	1.00	445.00	445.00	62,834																						
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	65.00	AC		1.00	1.00	1.00	40.00	40.00	2,600																						
3	5997	A	RIVERS/BAYS/	0			0.00	0.00	2.20	AC		1.00	1.00	1.00	25.00	25.00	55																						
4	9910	M	MKT.VAL.AG	0			0.00	0.00	208.40	AC		1.00	1.00	1.00	2,100.00	2,100.00	437,640																						