

ALL N OF RIVER EX  
THE E1/2 OF NE1/4 LYING W OF  
HWY-41, S OF STATE RD DEPT

TIITF/DEP-REC & PARKS  
3900 COMMONWEALTH BLVD  
TALLAHASSEE, FL 32399

2026

28-7S-17-10056-000



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																				
																	<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 875,000 TOTAL MARKET VALUE 875,000 SOH/AGL Deduction 345,625 ASSESSED VALUE 529,375 TOTAL EXEMPTION VALUE 05 529,375 BASE TAXABLE VALUE 0 TOTAL JUST VALUE 875,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 787,500																					
DOR CODE 8710 STATE TIITF																PERMIT NUM				DESCRIPTION		AMT		ISSUED														
MAP NUM																																						
NEIGHBORHOOD/LOC 28717.00 1.00/																																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																	
TOTALS																																						
EXTRA FEATURES																																						
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																				
																	BLD DATE				LGL DATE		05/07/2026		MLU													
																	XF DATE				LAND DATE																	
																	INC DATE				AG DATE																	
																	SALES DATA										OFF RECORD Number		DATE		TYPE INST		Q / V / I /		RSN CD		SALE PRICE	
																	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	8700	C	STATE	0		A-1	0.00	0.00	175.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	875,000							