

BEG AT NW COR OF AN 18 ACRE TRAC  
 NE1/4 OF NE1/4 & RUN E 77 FT, S  
 N 660 FT TO POB.

CASON ROSE MARIE TRUSTEE  
 472 SE LLEWELLYN AVE  
 LAKE CITY, FL 32025

2026

30-3S-17-05830-000



| 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<br>Tax Group: 2 Tax Dist:<br>BUILDING MARKET VALUE 0<br>TOTAL MARKET OB/XF VALUE 0<br>TOTAL LAND VALUE - MARKET 702<br>TOTAL MARKET VALUE 702<br>SOH/AGL Deduction 0<br>ASSESSED VALUE 702<br>TOTAL EXEMPTION VALUE 0<br>BASE TAXABLE VALUE 702<br>TOTAL JUST VALUE 702<br>NCON VALUE 0<br>INCOME VALUE<br>PREVIOUS YEAR MKT VALUE 702 |       |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |
|                          |            |              |         |     |           |                    |                |                |                |           |         |             |      |        | PERMIT NUM DESCRIPTION AMT ISSUED  |       |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |
|                          |            |              |         |     |           |                    |                |                |                |           |         |             |      |        | SALES DATA<br>OFF RECORD TYPE Q V RSN SALE<br>Number DATE INST U I / I / CD PRICE  |       |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |
|                          |            |              |         |     |           |                    |                |                |                |           |         |             |      |        | BUILDING NOTES   |       |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |
|                          |            |              |         |     |           |                    |                |                |                |           |         |             |      |        | BUILDING DIMENSIONS  |       |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |
| TOTALS                   |            |              |         |     |           |                    |                |                |                |           |         |             |      |        | BLD DATE<br>XF DATE<br>INC DATE  |       |                          |  | LGL DATE<br>LAND DATE<br>AG DATE |  |  |  |  |  |  |  |  |  |  |
| 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 |                          |  |                                  |  |  |  |  |  |  |  |  |  |  |

| 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                | 0000     | C   | VAC RES              | 0   |     | 00       | 0.00  | 0.00  | 1.17        | AC          |     | 1.00      | 1.00   | 0.05    | 12,000.00  | 600.00         | 702        |                             |      |         |      |     |    |        |