

NW DIV: LOTS 1 THRU 4 BLOCK 10 AL
 ADD'N & W1/2 OF WILLIAMS ST VACA
 ORD 2012-2021 LYING E OF LOTS 1

SHEPPARD ROBERT/PEELER CHARLES JR
 6355 SE COUNTY RD 245
 LAKE CITY, FL 32025

2026

30-3S-17-11666-001


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 Tax Group: 1 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 6,082 TOTAL MARKET VALUE 6,082 SOH/AGL Deduction 0 ASSESSED VALUE 6,082 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 6,082 TOTAL JUST VALUE 6,082 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 6,082																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1558/2700</td> <td>1/23/2026</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>5,000</td> </tr> </tbody> </table> GRANTOR: PEELER JUSTIN GRANTEE: SHEPPARD ROBERT 1434/960 4/08/2021 QC U V 30 100 GRANTOR: PEELER EARL GRANTEE: PEELER JUSTIN										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1558/2700	1/23/2026	WD	Q	V	01	5,000
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1558/2700	1/23/2026	WD	Q	V	01	5,000																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 06/23/2021 MLU																							
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																											
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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	DPHT 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		RSF-1	0.00	0.00	4.00	LT		1.00	1.00	0.40	3,800.00	1,520.00	6,080																										
2	0000	C	VAC RES	0		RSF-1	0.00	0.00	0.19	AC		1.00	1.00	1.00	10.00	10.00	2																										
REVIEW DATE 06/23/2021 BY MLU Total Acres: 0.19 Total Land Value: 6,082 Market: 0 Agricultural: 0 Common: 6,082 PRINTED 05/08/2026 BY SYS																																											