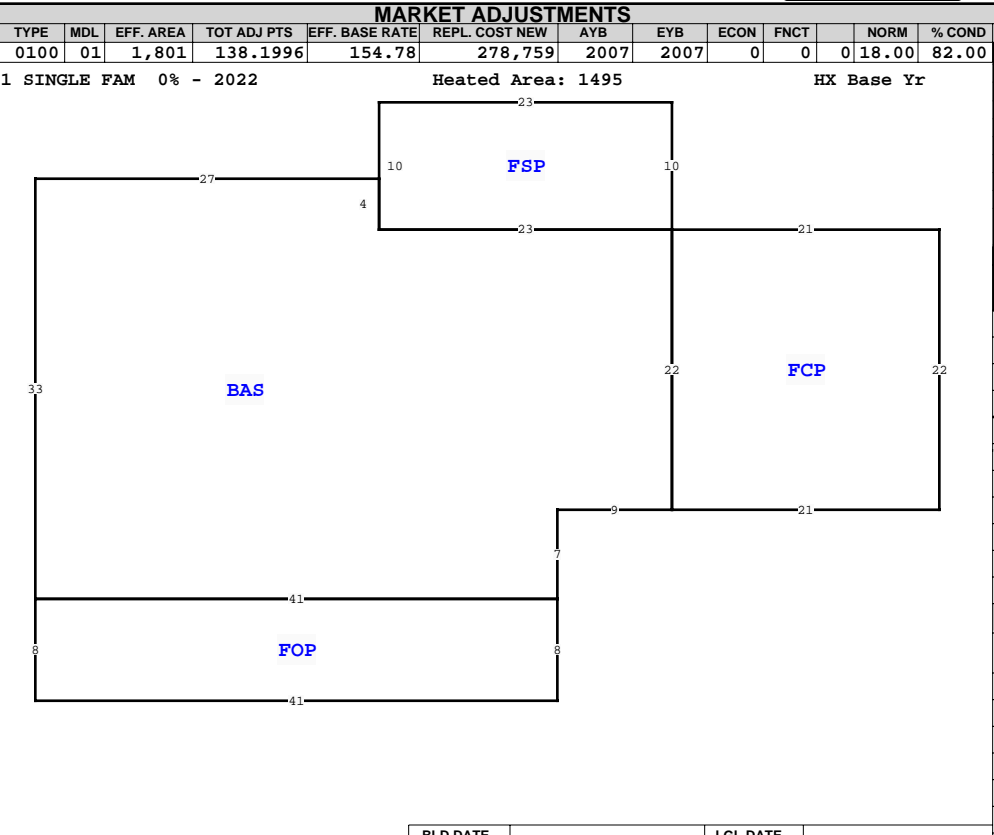




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	15	HARDTILE	80		
Interior Floo	14	CARPET	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Quality	07	07			
DOR CODE	5000 IMPROVED AG				
MAP NUM		MKT AREA		03	
NEIGHBORHOOD/LOC	31117.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,495	100		1,495	189,745
FCP	462	25		116	14,722
FOP	328	30		98	12,438
FSP	230	40		92	11,677
TOTALS	2,515			1,801	228,582



COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				228,582	
TOTAL MARKET OB/XF VALUE				6,400	
TOTAL LAND VALUE - MARKET				1,004,332	
TOTAL MARKET VALUE				321,990	
SOH/AGL Deduction				0	
ASSESSED VALUE				321,990	
TOTAL EXEMPTION VALUE				CP 766	
BASE TAXABLE VALUE				321,224	
TOTAL JUST VALUE				1,239,314	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				1,242,102	
SALE: 4:3: \$2,906.66/AC. WP					
SALE: 4:2: SALE IS 2,064.22 AC FOR \$6,000,000 =					
SALE: 4:1: 12-21-10: MULTI-PRCL SALE. TOTAL AC IN T					
SALE: 1:1: REFER TO NOTE ABOUT SALE ON PRCL # 01554					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/2388	12/29/2021	WD	Q	I	05	7,856,900
GRANTOR: GLOBAL PLANTATION INV						
GRANTEE: SHERWOOD FOREST-DEE						
1205/2495	12/01/2010	WD	Q	I	01	6,000,000
GRANTOR: PLANTATION AT DEEP CR						
GRANTEE: GLOBAL PLANTATION I						

EXTRA FEATURES		BLD DATE		LGL DATE	
L N	OB/XF CODE	XF DATE	INC DATE	LAND DATE	AG DATE
1	0040	BARN, POLE	0	0	0
2	0294	SHED WOOD/	0	0	0
3	0294	SHED WOOD/	0	0	0
4	0180	FPLC 1STRY	0	0	0
5	0294	SHED WOOD/	0	0	0
6	0296	SHED METAL	0	0	0

TOTAL OB/XF															6,400	
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
1	0040	BARN, POLE	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,000	
2	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,200	
3	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,200	
4	0180	FPLC 1STRY	0	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	100	2,000	
5	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	
6	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W27 S33 FOP= S8 E41 N8 W41\$ E41 N7 E9 FCP= E21 N22 W21 S22\$ N22 FSP= N10 W23 S10 E23\$ W23 N4\$.			

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	2,800.00	2,800.00	2,800							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	40.72	AC		1.00	1.00	1.00	445.00	445.00	18,120							
3	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	87.00	AC		1.00	1.00	1.00	40.00	40.00	3,480							
4	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	25.00	25.00	100							
5	5200	A	CROPLAND 2	0		A-1	0.00	0.00	80.00	AC		1.00	1.00	1.00	370.00	370.00	29,600							
6	5700	A	TIMBER 4	0		A-1	0.00	0.00	138.22	AC		1.00	1.00	1.00	227.00	227.00	31,376							



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: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 228,582 TOTAL MARKET OB/XF VALUE 6,400 TOTAL LAND VALUE - MARKET 1,004,332 TOTAL MARKET VALUE 321,990 SOH/AGL Deduction 0 ASSESSED VALUE 321,990 TOTAL EXEMPTION VALUE CP 766 BASE TAXABLE VALUE 321,224 TOTAL JUST VALUE 1,239,314 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,242,102									
DOR CODE 5000 IMPROVED AG																PERMIT NUM				DESCRIPTION		AMT		ISSUED			
MAP NUM																											
NEIGHBORHOOD/LOC 31117.00 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											

SALES DATA												
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE						
1455/2388	12/29/2021	WD Q	Q	I	05	7,856,900						
GRANTOR: GLOBAL PLANTATION INV												
GRANTEE: SHERWOOD FOREST-DEE												
1205/2495	12/01/2010	WD Q	Q	I	01	6,000,000						
GRANTOR: PLANTATION AT DEEP CR												
GRANTEE: GLOBAL PLANTATION I												

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
7	5700	A	TIMBER 4	0		A-1	0.00	0.00	6.75	AC		1.00	1.00	1.00	227.00	227.00	1,532							
8	9910	M	MKT.VAL.AG	0			0.00	0.00	357.69	AC		1.00	1.00	1.00	2,800.00	2,800.00	1,001,532							