THE E 100 FT OF LOTS 9 & 10, RID S/D.

JB3, LLC
PO BOX 3236
LAKE CITY, FL 32056

2026

31-3S-17-06229-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.050 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

284 SW SISTERS WELCOME RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	35,000
SOH/AGL Deduction	0
ASSESSED VALUE	35,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,000
TOTAL JUST VALUE	35,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046078	Electrical Servic	0	12/12/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1504/1522	12/12/2023	WD	Q	V	03	50,000
GRANTOR: BALDWIN SONJA L						
GRANTEE: JB3, LLC						
0811/2099	6/29/1995	QC	Q	I	01	0
GRANTOR: DEE JOE TAYLOR						
GRANTEE: SONJA L BALDWIN						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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		CG		100.00	2.00	LT		1.00	1.00	1.00	14,000.00	14,000.00	28,000							

REVIEW DATE 12/28/2023 BY TP Total Acres: 0.49 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 05/08/2026 BY SYS