

COMM NW COR OF SW1/4, S 570 FT F  
 FT, S 570 FT, W 765 FT, N 570 FT  
 DESC IN ORB 1054-896.

FLATT DAVID R/FLATT JANICE L  
 345 SW VELEE CT  
 LAKE CITY, FL 32024

2026

31-4S-16-03252-002



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 Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 50,050 TOTAL MARKET VALUE 2,227 SOH/AGL Deduction 0 ASSESSED VALUE 2,227 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,227 TOTAL JUST VALUE 50,050 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 50,050											
																				PERMIT NUM DESCRIPTION AMT ISSUED											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 0802/0579 1/23/1995 WD Q V 02 0 GRANTOR: LEE PERRY GRANTEE: DAVID R & JANICE L											
																				BLD DATE LGL DATE XF DATE LAND DATE 05/09/2024 MLU INC DATE AG DATE											
EXTRA FEATURES										L	OB/XF	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				
																				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	5500	A	TIMBER 2	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	445.00	445.00	2,227														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,050														