

SE1/4 OF NE1/4 & N1/2 OF NE1/4  
 OF SE1/4 ALL LYING E OF DREW  
 FEAGLE RD & S OF N'LY R/W OF

DENUNE RANCH INC  
 P O BOX 1733  
 LAKE CITY, FL 32056

**2026**

31-5S-16-03744-001  


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: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 3,450 TOTAL MARKET VALUE 668 SOH/AGL Deduction 0 ASSESSED VALUE 668 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 668 TOTAL JUST VALUE 3,450 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 3,450																																	
																				PRMT:5:1: GASKINS PRMT:4:1: WATERS PRMT:3:1: HUBERT GASKINS LOT 1 PINE FOREST PRMT:2:1: D. SMITH LOT 20 PINE ACRES																																	
																				<table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>15138</td> <td>M H</td> <td>125</td> <td>02/26/1999</td> </tr> <tr> <td>15114</td> <td>M H</td> <td>125</td> <td>02/22/1999</td> </tr> <tr> <td>14962</td> <td>M H</td> <td>125</td> <td>01/20/1999</td> </tr> <tr> <td>14948</td> <td>M H</td> <td>125</td> <td>01/15/1999</td> </tr> <tr> <td>14825</td> <td>M H</td> <td>125</td> <td>12/16/1998</td> </tr> </tbody> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED	15138	M H	125	02/26/1999	15114	M H	125	02/22/1999	14962	M H	125	01/20/1999	14948	M H	125	01/15/1999	14825	M H	125	12/16/1998
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DOR CODE 5500										TIMBERLAND 80-89																																											
MAP NUM										MKT AREA 02																																											
NEIGHBORHOOD/LOC										31516.00 1.00/																																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																
TOTALS										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 03/07/2022 MLU																																											
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																																																					
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	1.50	AC		1.00	1.00	1.00	445.00	445.00	668																																				
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	1.50	AC		1.00	1.00	1.00	2,300.00	2,300.00	3,450																																				
REVIEW DATE 03/26/2026 BY AJ																																																					
Total Acres: 1.50					Total Land Value: 668					Market: 3,450					Agricultural: 668					Common: 0																																	
PRINTED 06/10/2026 BY SYS																																																					