ALL THAT PART OF SEC 31-5S-16
LYING N OF THE S R/W LINE OF
THE FLORIDA GAS TRANSMISSION

KIRBY DAPHINE K
462 SW BEN OAKS GLN
LAKE CITY, FL 32024

**2026**

**31-5S-16-03744-003**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| 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 | | | | | |

### MARKET ADJUSTMENTS

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

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 690 |
| TOTAL MARKET VALUE | 690 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 690 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 690 |
| TOTAL JUST VALUE | 690 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 690 |

PRMT:3:1: LOT 12 MUSSELWHITE /MH
PRMT:2:1: MUSSELWHITE LOT 12
PRMT:1:1: LOT 7 PINEHILL / SHAFER

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 11703 | PUMP/UTPOL | 30 | 09/27/1996 |
| 11699 | M H | 125 | 09/27/1996 |
| 11336 | PUMP/UTPOL | 30 | 06/26/1996 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1007/0035 | 1/23/2004 | WD | Q | V | | 500 |
| GRANTOR: DEAS-BULLARD | | | | | | |
| GRANTEE: DAPHINE K KIRBY | | | | | | |
| 0803/1574 | 3/30/1995 | WD | Q | V | | 200,100 |
| GRANTOR: CHAMPION REALTY CORPO | | | | | | |
| GRANTEE: DEAS-BULLARD PROPER | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

### LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | | A-1 | 0.00 | 0.00 | 0.23 | AC | | 1.00 | 1.00 | 1.00 | 3,000.00 | 3,000.00 | 690 | | | | | | | |

REVIEW DATE 02/04/2020 BY BC Total Acres: 0.23 Total Land Value: 690 Market: 0 Agricultural: 0 Common: 690 PRINTED 03/27/2026 BY SYS