N 495 FT OF SE1/4 OF NW1/4, EX B
SE1/4 OF NW1/4, RUN E 443.10 FT,
W 443.13 FT, N 495.21 FT TO POB

FUTCH RUSSELL TRACY/FUTCH WILLIAM BRYAN
566 SW BIRLEY AVE
LAKE CITY, FL 32024

**2026**

**32-3S-16-02424-003**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

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

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 32316.00 | 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 10,340 |
| TOTAL MARKET VALUE | 10,340 |
| SOH/AGL Deduction | 3,619 |
| ASSESSED VALUE | 6,721 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 6,721 |
| TOTAL JUST VALUE | 10,340 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 6,110 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

| BLD DATE | | LGL DATE | |
|---|---|---|---|
| XF DATE | | LAND DATE | 04/16/2026 MLU |
| INC DATE | | AG DATE | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1375/0116 | 12/21/2018 | PR | U | V | 11 | 100 |
| GRANTOR: VIRGINIA L DALTON PR/ | | | | | | |
| GRANTEE: VIRGINIA DALTON, JA | | | | | | |
| 1366/0912 | 7/24/2018 | PR | U | V | 11 | 100 |
| GRANTOR: VIRGINIA L DALTON PR/ | | | | | | |
| GRANTEE: VIRGINIA DALTON, JA | | | | | | |

### 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 | 9900 | C | AC NON-AG | 0 | | | 0.00 | 0.00 | 0.94 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 10,340 | | | | | | | |

REVIEW DATE 04/16/2026 BY MLU Total Acres: 0.94 Total Land Value: 10,340 Market: 0 Agricultural: 0 Common: 10,340 PRINTED 05/08/2026 BY SYS