

THE W 900 FT OF NE1/4 OF NW1/4 &
 N1/2 OF SE1/4 OF NW1/4 EX 7.98 A
 OF PARCEL DESC ORB 901-2182.

HICKS THOMAS E JR REVOCABLE TRUST
 2922 SW COUNTY ROAD 349
 LAKE CITY, FL 32024

2026

32-5S-17-09475-001


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																																																																																																																																																																																																																																																																																																								
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																																																																																																																																																																																																																																																																																																								
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																																																																																																																																																																																																																																																																																																																							
<table border="1"> <tr> <td colspan="10">DOR CODE</td> <td colspan="10">6200 PASTURE CLS33</td> </tr> <tr> <td colspan="10">MAP NUM</td> <td colspan="10">MKT AREA</td> <td colspan="2">02</td> </tr> <tr> <td colspan="10">NEIGHBORHOOD/LOC</td> <td colspan="10">32517.00</td> <td colspan="2">1.00/</td> </tr> <tr> <th>AREA TYPE</th> <th>TOTAL GROSS AREA</th> <th>PCT OF BASE</th> <th>YEAR</th> <th>TOT ADJ AREA</th> <th>SUBAREA MARKET VALUE</th> <td colspan="16"></td> </tr> <tr> <td colspan="22"> <table border="1"> <tr> <th colspan="10">EXTRA FEATURES</th> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th colspan="6">05/07/2026 MLU</th> </tr> <tr> <th>L N</th> <th>OB/XF CODE</th> <th>DESCRIPTION</th> <th>BLD</th> <th>CAP</th> <th>L</th> <th>W</th> <th>UNITS</th> <th>UT</th> <th>Adj R</th> <th>ADJ UNIT PRICE</th> <th>ORIG COND</th> <th>YEAR ON</th> <th>YEAR ACTUAL</th> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> <tr> <td>1</td> <td>0040</td> <td>BARN, POLE</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>0.00</td> <td>0.00</td> <td>100</td> <td>0</td> <td>0</td> <td>3</td> <td>100</td> <td>700</td> <td></td> </tr> <tr> <td>2</td> <td>9945</td> <td>Well/Sept</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>7,000.00</td> <td>7,000.00</td> <td>100</td> <td></td> <td></td> <td>3</td> <td>100</td> <td>7,000</td> <td></td> </tr> </table> </td> </tr> <tr> <th colspan="10">LAND DESCRIPTION</th> <th colspan="10">TOTAL OB/XF</th> <th colspan="10">7,700</th> </tr> <tr> <th>L N</th> <th>USE CODE</th> <th>CLS</th> <th>LAND USE DESCRIPTION</th> <th>CAP</th> <th>R D</th> <th>LOC ZONE</th> <th>FRONT</th> <th>DEPTH</th> <th>TOT LND UTS</th> <th>UNIT TYPE</th> <th>D T</th> <th>DPTH FACT</th> <th>% COND</th> <th>TOT ADJ</th> <th>UNIT PRICE</th> <th>ADJ UNIT PRICE</th> <th>LAND VALUE</th> <th>OTHER ADJUSTMENTS AND NOTES</th> <th>YEAR</th> <th>DENSITY</th> <th>DECL</th> <th>FRZ</th> <th>YR</th> <th>CONSRV</th> </tr> <tr> <td>1</td> <td>6200</td> <td>A</td> <td>PASTURE 3</td> <td>0</td> <td></td> <td>A-1</td> <td>0.00</td> <td>0.00</td> <td>24.54</td> <td>AC</td> <td></td> <td>1.00</td> <td>1.00</td> <td>1.00</td> <td>280.00</td> <td>280.00</td> <td>6,871</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>2</td> <td>9910</td> <td>M</td> <td>MKT. VAL. AG</td> <td>0</td> <td></td> <td>A-1</td> <td>0.00</td> <td>0.00</td> <td>33.04</td> <td>AC</td> <td></td> <td>1.00</td> <td>1.00</td> <td>1.00</td> <td>6,000.00</td> <td>6,000.00</td> <td>198,240</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>3</td> <td>5600</td> <td>A</td> <td>TIMBER 3</td> <td>0</td> <td></td> <td></td> <td>0.00</td> <td>0.00</td> <td>8.50</td> <td>AC</td> <td></td> <td>1.00</td> <td>1.00</td> <td>1.00</td> <td>281.00</td> <td>281.00</td> <td>2,388</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </table>																						DOR CODE										6200 PASTURE CLS33										MAP NUM										MKT AREA										02		NEIGHBORHOOD/LOC										32517.00										1.00/		AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																	<table border="1"> <tr> <th colspan="10">EXTRA FEATURES</th> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th colspan="6">05/07/2026 MLU</th> </tr> <tr> <th>L N</th> <th>OB/XF CODE</th> <th>DESCRIPTION</th> <th>BLD</th> <th>CAP</th> <th>L</th> <th>W</th> <th>UNITS</th> <th>UT</th> <th>Adj R</th> <th>ADJ UNIT PRICE</th> <th>ORIG COND</th> <th>YEAR ON</th> <th>YEAR ACTUAL</th> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> <tr> <td>1</td> <td>0040</td> <td>BARN, POLE</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>0.00</td> <td>0.00</td> <td>100</td> <td>0</td> <td>0</td> <td>3</td> <td>100</td> <td>700</td> <td></td> </tr> <tr> <td>2</td> <td>9945</td> <td>Well/Sept</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>7,000.00</td> <td>7,000.00</td> <td>100</td> <td></td> <td></td> <td>3</td> <td>100</td> <td>7,000</td> <td></td> </tr> </table>																						EXTRA FEATURES										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/07/2026 MLU						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	1	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	700		2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000		LAND DESCRIPTION										TOTAL OB/XF										7,700										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	6200	A	PASTURE 3	0		A-1	0.00	0.00	24.54	AC		1.00	1.00	1.00	280.00	280.00	6,871							2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	33.04	AC		1.00	1.00	1.00	6,000.00	6,000.00	198,240							3	5600	A	TIMBER 3	0			0.00	0.00	8.50	AC		1.00	1.00	1.00	281.00	281.00	2,388						
DOR CODE										6200 PASTURE CLS33																																																																																																																																																																																																																																																																																																																																		
MAP NUM										MKT AREA										02																																																																																																																																																																																																																																																																																																																								
NEIGHBORHOOD/LOC										32517.00										1.00/																																																																																																																																																																																																																																																																																																																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																																																																																																																																																																																																																																																																																																							
<table border="1"> <tr> <th colspan="10">EXTRA FEATURES</th> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th colspan="6">05/07/2026 MLU</th> </tr> <tr> <th>L N</th> <th>OB/XF CODE</th> <th>DESCRIPTION</th> <th>BLD</th> <th>CAP</th> <th>L</th> <th>W</th> <th>UNITS</th> <th>UT</th> <th>Adj R</th> <th>ADJ UNIT PRICE</th> <th>ORIG COND</th> <th>YEAR ON</th> <th>YEAR ACTUAL</th> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> <tr> <td>1</td> <td>0040</td> <td>BARN, POLE</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>0.00</td> <td>0.00</td> <td>100</td> <td>0</td> <td>0</td> <td>3</td> <td>100</td> <td>700</td> <td></td> </tr> <tr> <td>2</td> <td>9945</td> <td>Well/Sept</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>1.00</td> <td>UT</td> <td>7,000.00</td> <td>7,000.00</td> <td>100</td> <td></td> <td></td> <td>3</td> <td>100</td> <td>7,000</td> <td></td> </tr> </table>																						EXTRA FEATURES										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/07/2026 MLU						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	1	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	700		2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																																																																																																																																																																																																																																												
EXTRA FEATURES										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/07/2026 MLU																																																																																																																																																																																																																																																																																																																												
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																																																																																																																																																																																																																																																																																																																											
1	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	700																																																																																																																																																																																																																																																																																																																												
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																																																																																																																																																																																																																																																																																																																												
LAND DESCRIPTION										TOTAL OB/XF										7,700																																																																																																																																																																																																																																																																																																																								
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	6200	A	PASTURE 3	0		A-1	0.00	0.00	24.54	AC		1.00	1.00	1.00	280.00	280.00	6,871																																																																																																																																																																																																																																																																																																																											
2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	33.04	AC		1.00	1.00	1.00	6,000.00	6,000.00	198,240																																																																																																																																																																																																																																																																																																																											
3	5600	A	TIMBER 3	0			0.00	0.00	8.50	AC		1.00	1.00	1.00	281.00	281.00	2,388																																																																																																																																																																																																																																																																																																																											

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,700
TOTAL LAND VALUE - MARKET	198,240
TOTAL MARKET VALUE	16,959
SOH/AGL Deduction	1,917
ASSESSED VALUE	15,042
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	15,042
TOTAL JUST VALUE	205,940
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	156,380

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10628	M H	125	01/09/1996

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1398/0513	11/05/2019	WD U	V	V	11	100	
GRANTOR: THOMAS EVERETT HICKS							
GRANTEE: THOMAS EVERETT HICK							
0634/0667	10/07/1987	WD U	V	V		60,000	
GRANTOR: BARCIA							
GRANTEE: HICKS							

BUILDING NOTES

BUILDING DIMENSIONS
