LOT 11 MCCLINTON FARM S/D, EX TH
ORB 746-1771 & EX 0.12 AC DESC O
& EX THE W 3.15 AC DESC ORB 889-

HARRISON JOE
22081 S HWY 441
HIGH SPRINGS, FL 32643

2026

32-6S-17-09827-011

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	32617.010 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	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,200
TOTAL LAND VALUE - MARKET	20,160
TOTAL MARKET VALUE	27,360
SOH/AGL Deduction	2,192
ASSESSED VALUE	25,168
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	25,168
TOTAL JUST VALUE	27,360
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	22,880

SALE:1:1: LOT 11 MCCLINTON FARMS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0703/0076	10/02/1989	WD	Q	V		10,000

GRANTOR: R J DICKS - MOORE

GRANTEE: HARRISON JOE

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
1	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
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 7,200

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	9901	C	AC/XFOB	0		00	0.00	0.00	1.40	AC		1.00	1.00	0.80	18,000.00	14,400.00	20,160							

REVIEW DATE 11/01/2017 BY DF Total Acres: 1.40 Total Land Value: 20,160 Market: 0 Agricultural: 0 Common: 20,160 PRINTED 06/10/2026 BY SYS