NW1/4 OF NE1/4 AS LIES S OF US-9
NE1/4 AS LIES S OF US-90 & W 396
NE1/4 AS LIES S OF US-90 & SE1/4

CYPRESS LAKE LAND TRUST
P O BOX 16
LAKE CITY, FL 32056

2026

33-3S-16-02433-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	33316.00 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: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	475,295
TOTAL MARKET VALUE	309,075
SOH/AGL Deduction	0
ASSESSED VALUE	309,075
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	309,075
TOTAL JUST VALUE	475,295
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	495,140

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1482/1915	1/09/2023	LE	U	V	14	0
GRANTOR: CHOUDHURY SHAGUFTA						
GRANTEE: CHOUDHURY MOHAMMED						
1157/653	8/12/2008	WD	U	V	11	100
GRANTOR: COLE RICHARD C AS TRU						
GRANTEE: JORDAN ROBERT F						

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	6.91	AC		1.00	1.00	1.00	445.00	445.00	3,075							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	8.50	AC		1.00	1.00	0.60	60,000.00	36,000.00	306,000							
3	9910	M	MKT.VAL.AG	0		CG	0.00	0.00	6.91	AC		1.00	1.00	0.70	35,000.00	24,500.00	169,295							

REVIEW DATE 06/20/2023 BY JB Total Acres: 15.41 Total Land Value: 309,075 Market: 169,295 Agricultural: 3,075 Common: 306,000 PRINTED 05/08/2026 BY SYS