COMM AT NE COR OF SEC 33, RUN W
80.83 FT, W 4041.47 FT TO E R/W
HAMMOCK RD, SE ALONG R/W, 1547.3

FEAGLE MICHAEL BRANDON/FEAGLE AMANDA FAYE
660 SE FEAGLE AVE
LAKE CITY, FL 32025

2026

33-4S-18-10534-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	1418.00	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	04/14/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	490,050
TOTAL MARKET VALUE	54,852
SOH/AGL Deduction	0
ASSESSED VALUE	54,852
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	54,852
TOTAL JUST VALUE	497,050
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	497,050

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/2274	10/28/2024	PR	U	I	19	100
GRANTOR: FEAGLE O WENDELL (EST						
GRANTEE: FEAGLE MICHAEL BRAN						
1250/2010	3/07/2013	PR	U	V	30	100
GRANTOR: CLINE FEAGLE & MARY F						
GRANTEE: WENDELL O FEAGLE						

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	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 7,000

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	166.02	AC		1.00	1.00	1.00	281.00	281.00	46,652							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	30.00	AC		1.00	1.00	1.00	40.00	40.00	1,200							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	196.02	AC		1.00	1.00	1.00	2,500.00	2,500.00	490,050							

REVIEW DATE 09/30/2015 BY DF Total Acres: 196.02 Total Land Value: 47,852 Market: 490,050 Agricultural: 47,852 Common: 0 PRINTED 06/08/2026 BY SYS