

SE1/4 OF SE1/4, EX 16.50 AC & EX  
ORB 781-1666 & EX 1.01 AC DESC O  
& EX 1.60 AC DESC ORB 809-429. (

BELVIN ONI  
316 NW WINFIELD ST  
LAKE CITY, FL 32055

**2026**

34-2S-16-01862-000  


| BUILDING CHARACTERISTICS  |                  |                       |                      |              |                      |          |       |       |                | MARKET ADJUSTMENTS |         |             |             |                |                 |                |                            |                             |      | COLUMBIA COUNTY PROPERTY |        |   |     |             |        |            |  |     |  |        |  |
|---|------------------|-----------------------|----------------------|--------------|----------------------|----------|-------|-------|----------------|--------------------|---------|-------------|-------------|----------------|-----------------|----------------|----------------------------|-----------------------------|------|--------------------------|--------|---|-----|-------------|--------|------------|--|-----|--|--------|--|
| ELEMENT   | CD               | CONSTRUCTION          |                      |              |                      |          |       |       |                | TYPE               | MDL     | EFF. AREA   | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW  | AYB            | EYB                        | ECON                        | FNCT | NORM                     | % COND | VALUATION SUMMARY   |     |             |        |            |  |     |  |        |  |
|   |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        | <b>VALUATION BY</b><br>Tax Group: 3 Tax Dist: STANDARD<br><b>BUILDING MARKET VALUE</b> 0<br><b>TOTAL MARKET OB/XF VALUE</b> 0<br><b>TOTAL LAND VALUE - MARKET</b> 89,325<br><b>TOTAL MARKET VALUE</b> 5,578<br>SOH/AGL Deduction 0<br><b>ASSESSED VALUE</b> 5,578<br><b>TOTAL EXEMPTION VALUE</b> 0<br><b>BASE TAXABLE VALUE</b> 5,578<br><b>TOTAL JUST VALUE</b> 89,325<br><b>NCON VALUE</b> 0<br><b>INCOME VALUE</b><br><b>PREVIOUS YEAR MKT VALUE</b> 89,325<br>LAND:2:1: JOINS RE# 01863-000<br>LAND:1:1: JOINS RE# 01863-000 |     |             |        |            |  |     |  |        |  |
| DOR CODE  |                  | 5600 TIMBERLAND 70-79 |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      | PERMIT NUM               |        |   |     | DESCRIPTION |        |            |  | AMT |  | ISSUED |  |
| MAP NUM   |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| NEIGHBORHOOD/LOC  |                  | 34216.00 1.00/        |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      | <b>SALES DATA</b>        |        |   |     |             |        |            |  |     |  |        |  |
| AREA TYPE   | TOTAL GROSS AREA | PCT OF BASE           | YEAR                 | TOT ADJ AREA | SUBAREA MARKET VALUE |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      | OFF RECORD Number        | DATE   | TYPE INST   | Q U | V I         | RSN CD | SALE PRICE |  |     |  |        |  |
|   |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| TOTALS  |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| EXTRA FEATURES  |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      | <b>BUILDING NOTES</b>    |        |   |     |             |        |            |  |     |  |        |  |
| 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          | <b>BUILDING DIMENSIONS</b> |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
|   |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
|   |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| LAND DESCRIPTION  |                  |                       |                      |              |                      |          |       |       |                | TOTAL OB/XF        |         |             |             |                |                 |                |                            |                             |      | 0                        |        |   |     |             |        |            |  |     |  |        |  |
| L N   | USE CODE         | CLS                   | LAND USE DESCRIPTION | CAP          | R D                  | LOC ZONE | FRONT | DEPTH | TOT LND UTS    | UNIT TYPE          | D T     | DPHT 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            |                      | 00       | 0.00  | 0.00  | 19.85          | AC                 |         | 1.00        | 1.00        | 1.00           | 281.00          | 281.00         | 5,578                      |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| 2   | 9910             | M                     | MKT.VAL.AG           | 0            |                      | 00       | 0.00  | 0.00  | 19.85          | AC                 |         | 1.00        | 1.00        | 1.00           | 4,500.00        | 4,500.00       | 89,325                     |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |
| REVIEW DATE 04/14/2025 BY MLU Total Acres: 19.85 Total Land Value: 5,578 Market: 89,325 Agricultural: 5,578 Common: 0 PRINTED 05/08/2026 BY SYS |                  |                       |                      |              |                      |          |       |       |                |                    |         |             |             |                |                 |                |                            |                             |      |                          |        |   |     |             |        |            |  |     |  |        |  |