

LOT 12 OAK MEADOW PLANTATION
 UNIT 4. WD 1080-2256, CT 1218-
 1081 & SWD 1257-1202

HUDA NURUL
 397 SW HIGHPOINT GLN
 LAKE CITY, FL 32024

2026

34-3S-16-02462-412



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																											
																				VALUATION BY STANDARD Tax Group: 1 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 17,500 TOTAL MARKET VALUE 17,500 SOH/AGL Deduction 3,005 ASSESSED VALUE 14,495 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 14,495 TOTAL JUST VALUE 17,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 17,500																													
DOR CODE		0000 VACANT																		PERMIT NUM		DESCRIPTION		AMT		ISSUED																							
MAP NUM		06																		529		SFR		717		01/31/2008																							
NEIGHBORHOOD/LOC		34316.070 1.00/																		SALES DATA																													
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE		OFF RECORD Number		DATE		TYPE INST		Q / V / I /		RSN CD		SALE PRICE																											
												1257/1202		7/01/2013		WD U		V V		12		8,000																											
GRANTOR: COLUMBIA BANK																				GRANTEE: NURUL HUDA																													
1218/1081																				7/13/2011		CT U		V V		18		100		GRANTOR: CLERK OF COURT																			
GRANTEE: COLUMBIA BANK																				BUILDING NOTES																													
TOTALS																				641 NW OAK MEADOWS WAY, LAKE CITY										BLD DATE		LGL DATE		04/14/2026		MLU													
EXTRA FEATURES																				XF DATE		LAND DATE		AG DATE		INC DATE																							
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																																
																				BUILDING DIMENSIONS																													
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES		YEAR	DENSITY	DECL	FRZ	YR	CONSRV																								
1	0000	C	VAC RES	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	0.50	35,000.00	17,500.00	17,500																																
REVIEW DATE 04/14/2026 BY MLU																				Total Acres: 0.60					Total Land Value: 17,500					Market: 0					Agricultural: 0					Common: 17,500					PRINTED 06/19/2026 BY SYS				