

COMM INTERS OF E R/W LINE OF  
SW PINEMOUNT RD & N LINE OF  
SW1/4, RUN S ALONG R/W, 809.86

LION RETENTION LLC  
4411 SW VAN ARSDALL GLN  
LAKE CITY, FL 32055

2026

34-3S-16-02465-011



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> Tax Group: 1 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 712 <b>TOTAL MARKET VALUE</b> 712 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 712 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 712 <b>TOTAL JUST VALUE</b> 712 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 712																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>     																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1156/1871</td> <td>8/07/2008</td> <td>QC</td> <td>Q</td> <td>V</td> <td>01</td> <td>100</td> </tr> </tbody> </table> GRANTOR: HOWARD JR & JEANNE VA GRANTEE: LION RETENTION LLC 0765/1505    7/10/1992    WD    Q    V    03      0 GRANTOR: VAN ARSDALL GRANTEE: VAN ARSDALL										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1156/1871	8/07/2008	QC	Q	V	01	100
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TOTALS																																											
<b>EXTRA FEATURES</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																											
																	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	9601	C	RETENTION AR	0		00	0.00	0.00	4.07	AC		1.00	1.00	1.00	175.00	175.00	712																										
REVIEW DATE 06/07/2023 BY ks Total Acres: 4.07 Total Land Value: 712 Market: 0 Agricultural: 0 Common: 712 PRINTED 05/08/2026 BY SYS																																											