LOTS 1 & 2 MUSGROVE CORNER.
UND 1/4 INT EA ORB 832-1854, 976

PICKLES DEBBIE CORBETT
6550 76TH ST BOX 13
LIVE OAK, FL 32060

2026

34-3S-16-02493-101

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.050 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

268 SW COUNTY ROAD 252B , LAKE CITY

BLD DATE		LGL DATE	05/14/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,800
TOTAL LAND VALUE - MARKET	80,040
TOTAL MARKET VALUE	87,840
SOH/AGL Deduction	0
ASSESSED VALUE	87,840
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	87,840
TOTAL JUST VALUE	87,840
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	82,620

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0976/1759	2/26/2003	WD	Q	V	06	37,500
GRANTOR: R CORBETT, E CORBETT,						
GRANTEE: DEBBIE CORBETT PICK						
0832/1854	12/23/1996	WD	U	V	35	50,000
GRANTOR: CLYDE MUSGROVE						
GRANTEE: RONALD E CORBETT ET						

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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	800	
2	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 7,800

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	1000	C	VACANT COMME	0		00	0.00	0.00	1.09	AC		1.00	1.00	1.00	23,000.00	23,000.00	25,070							
2	1000	C	VACANT COMME	0		CG	0.00	0.00	2.39	AC		1.00	1.00	1.00	23,000.00	23,000.00	54,970							

REVIEW DATE 06/14/2023 BY JB Total Acres: 3.48 Total Land Value: 80,040 Market: 0 Agricultural: 0 Common: 80,040 PRINTED 06/19/2026 BY SYS