COMM NW COR OF NW1/4 OF SE1/4,
RUN E ALONG S R/W BAYA AVE
802.50 FT FOR POB, RUN E 125

TODD E W/TODD GINGER
P O BOX 615
LAKE CITY, FL 32056

2026

34-3S-17-06933-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.00	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	05/12/2026 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	1,200
TOTAL LAND VALUE - MARKET	39,204
TOTAL MARKET VALUE	40,404
SOH/AGL Deduction	6,741
ASSESSED VALUE	33,663
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	33,663
TOTAL JUST VALUE	40,404
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	30,603

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1098/1661	8/05/2006	QC	Q	V	01	100
GRANTOR: DISH TODAY & SATELLIT						
GRANTEE: E W & GINGER TODD						
1089/0575	6/08/2005	AG	Q	V	01	85,000
GRANTOR: E W & GINGER A TODD						
GRANTEE: DISH TODAY & SATELL						

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 1,200

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			0.00	0.00	13,068.00	SF		1.00	1.00	1.50	2.00	3.00	39,204							

REVIEW DATE 03/17/2020 BY ME Total Acres: 0.30 Total Land Value: 39,204 Market: 0 Agricultural: 0 Common: 39,204 PRINTED 06/19/2026 BY SYS