

LOT 12 BLOCK C HIGHWAY PARK S/D  
 W LINE LOT 12 & N R/W US-90, RUN  
 ALONG BELL JARRETT RD (NE CR-245

CONGER JASON/CONGER BECKY  
 488 SE JM RIDGEWAY BLVD  
 BRANFORD, FL 32008

2026

34-3S-17-07062-000



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																				
																				VALUATION BY STANDARD Tax Group: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 31,500 TOTAL LAND VALUE - MARKET 10,345 TOTAL MARKET VALUE 41,845 SOH/AGL Deduction 0 ASSESSED VALUE 41,845 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 41,845 TOTAL JUST VALUE 41,845 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 41,845																						
DOR CODE		1001 MISC COMMERCIAL																		PERMIT NUM		DESCRIPTION		AMT		ISSUED																
MAP NUM		06																		000054910		Electrical Servic		01/30/2026																		
NEIGHBORHOOD/LOC		34317.060 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 / U	V / I	RSN CD	SALE PRICE																
																				1522/818	8/27/2024	WD	Q	I	01	60,000																
TOTALS																				GRANTOR: WHITE SPRINGS LAND &																						
EXTRA FEATURES																				GRANTEE: CONGER JASON																						
2781 E US HIGHWAY 90 , LAKE CITY																				1412/0173 1/01/2020 WD U V 30 40,000																						
																				GRANTOR: AUDREY S BULLARD TRUS																						
																				GRANTEE: WHITE SPRINGS LAND																						
																				BUILDING NOTES																						
																				BUILDING DIMENSIONS																						
LAND DESCRIPTION										TOTAL OB/XF										31,500																						
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	L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSVR		
1	0030	BARN,MT	0 0	24 60	1.00	UT	0.00	0.00	100	2008	2008	3	100	15,000				C	AUTO SALES	0		00	0.00	0.00	8,276.00	SF		1.00	1.00	1.25	1.00	1.25	10,345									
2	0070	CARPORT UF	0 0	18 20	1.00	UT	0.00	0.00	100	2008	2008	3	100	1,000																												
3	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100				3	100	7,000																											
4	0252	LEAN-TO W/	0 0	16 20	1.00	UT	0.00	0.00	100	2008	2008	3	100	500																												
5	0030	BARN,MT	0 0	0 0	1.00	UT	8,000.00	8,000.00	100	2025	2024		100	8,000																												