

SE1/4 OF NE1/4 & BEG AT SW COR O
 NE1/4, RUN N 990 FT, E 660 FT, S
 FT TO POB, EX PORTION N OF SR-24

MAULDEN PROPERTIES LLC
 774 NW BLACKBERRY CIR
 LAKE CITY, FL 32055

2026

34-4S-18-10543-000


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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 163,500 TOTAL MARKET VALUE 148,700 SOH/AGL Deduction 10,741 ASSESSED VALUE 137,959 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 137,959 TOTAL JUST VALUE 163,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 163,500									
DOR CODE		5900 TIMBERLAND UNCLASS																		PERMIT NUM				DESCRIPTION				AMT		ISSUED	
MAP NUM																															
NEIGHBORHOOD/LOC		1418.00 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES										215 SE TULLIE BEACH TER, LULU																					
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															
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	9900	C	AC NON-AG	0		A-1	0.00	0.00	49.50	AC		1.00	1.00	1.00	3,000.00	3,000.00	148,500														
2	5910	A	SWAMP/CYPRES	0					5.00	AC		1.00	1.00	1.00	40.00	40.00	200														
3	9910	M	MKT.VAL.AG	0					5.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	15,000														
REVIEW DATE 04/14/2025 BY MLU Total Acres: 54.50 Total Land Value: 148,700 Market: 15,000 Agricultural: 200 Common: 148,500 PRINTED 06/08/2026 BY SYS																															

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	V I	RSN CD	SALE PRICE
1565/2441	4/16/2026	QC	U	V	V	11	100
GRANTOR: MAULDEN CODI MICHELLE							
GRANTEE: MAULDEN PROPERTIES							
1456/713	12/20/2021	QC	U	V	V	11	100
GRANTOR: DICKS RICHARD LYNARD							
GRANTEE: MAULDEN CODI MICHEL							

BUILDING NOTES

BUILDING DIMENSIONS