COMM NW COR OF SEC, E 767.43 FT,
770.18 FT, S 72 DEG E 694.02 FT,
645.67 FT FOR POB, CONT S 59 DEG

BROWN KEITH W/BROWN DONNA S
P O BOX 1667
LAKE CITY, FL 32056

2027

36-3S-16-02611-035

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	36316.00	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

3306 NW BASCOM NORRIS RD, LAKE CITY

BLD DATE		LGL DATE	
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	0
TOTAL LAND VALUE - MARKET	235,200
TOTAL MARKET VALUE	8,904
SOH/AGL Deduction	0
ASSESSED VALUE	8,904
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	8,904
TOTAL JUST VALUE	235,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	274,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056479	New Residential C	1,102,200	09/24/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1567/1555	4/21/2026	WD	Q	V	01	250,000

GRANTOR: OVERFLOW LAND TRUST

GRANTEE: BROWN KEITH W

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5500	A	TIMBER 2	0		CI	0.00	0.00	20.01	AC		1.00	1.00	1.00	445.00	445.00	8,904							
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	19.60	AC		1.00	1.00	1.00	12,000.00	12,000.00	235,200							

REVIEW DATE 09/09/2026 BY TP Total Acres: 20.01 Total Land Value: 8,904 Market: 235,200 Agricultural: 8,904 Common: 0 PRINTED 11/17/2026 BY SYS