NE1/4 OF SE1/4 & E1/2 OF NW1/4
OF SE1/4 EX 14.37 AC DESC IN
ORB 1294-1871. ALSO, ALL THAT

DOPLER LINDEN E
5653 SE COUNTY ROAD 245
LAKE CITY, FL 32025

2026

36-4S-17-09041-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36417.00	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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,800
TOTAL LAND VALUE - MARKET	273,780
TOTAL MARKET VALUE	26,341
SOH/AGL Deduction	7,197
ASSESSED VALUE	19,144
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,144
TOTAL JUST VALUE	281,580
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	167,505

PERMIT NUM	DESCRIPTION	AMT	ISSUED

749 SE EBENEZER RD, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1294/1865	5/05/2015	QC	U	V	11	100
GRANTOR: RODNEY S DICKS						
GRANTEE: LINDEN E DOPLER						
1326/0827	3/10/2015	QC	U	V	11	100
GRANTOR: CAROL CRISWELL & RHON						
GRANTEE: LINDEN E DOPLER						

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	2016	2016	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	5600	A	TIMBER 3	0		A-1	0.00	0.00	44.63	AC		1.00	1.00	1.00	281.00	281.00	12,541							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	44.63	AC		1.00	1.00	1.00	6,000.00	6,000.00	267,780							
3	0700	C	MISC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							

REVIEW DATE 07/18/2017 BY DF Total Acres: 45.63 Total Land Value: 18,541 Market: 267,780 Agricultural: 12,541 Common: 6,000 PRINTED 05/11/2026 BY SYS