COMM NE COR OF NE1/4 OF SE1/4, R
W 358.37 FT FOR POB, RUN W 269.8
21 DEG E 181.81 FT, SE 51 DEG 25

BASS MAX L/BASS DAWN D
23883 COUNTY ROAD 49
OBRIEN, FL 32071-3755

2027

36-5S-15-00486-009

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36515.00	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	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,050
TOTAL LAND VALUE - MARKET	6,552
TOTAL MARKET VALUE	13,602
SOH/AGL Deduction	666
ASSESSED VALUE	12,936
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,936
TOTAL JUST VALUE	13,602
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	13,602

BLDG:1:1: BELM MH

XFOB:1:1: BELM M H

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1582/257	11/06/2026	WD	Q	I	01	25,000
GRANTOR: POLLAN ROBERT C & KAT						
GRANTEE: BASS MAX L						
0932/0091	6/29/2001	WD	Q	I	01	100
GRANTOR: DORIS NEWBY						
GRANTEE: DORIS NEWBY, ROBERT						

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
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 7,050

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	9901	C	AC/XFOB	0		A-1	0.00	0.00	0.52	AC		1.00	1.00	0.70	18,000.00	12,600.00	6,552							

REVIEW DATE 03/24/2026 BY KS Total Acres: 0.52 Total Land Value: 6,552 Market: 0 Agricultural: 0 Common: 6,552 PRINTED 11/17/2026 BY SYS