

ADAMS ROBERT J/ADAMS KEITHA I
1318 MOSS STREET
HAINES CITY, FL 33844

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall08WD OR PLY 100

Roof Structur03GABLE/HIP 100

Roof Cover01MINIMUM 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition02WINDOW 100

Heating Type03FORCED AIR 100

Bedrooms

Bathrooms

Frame01NONE 100

Stories

Architectual051. 100
CONV 100
0 100

Units

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0505

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC100000.171.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS77310077355,103

FSP18740755,346

UDU7255402,851

UOP36207499

TOTALS1,06889563,800

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10040BARN, POLE001624384.00UT2.002.00100199719973100768

20261PRCH, UOP00001.00UT0.000.00100201520153100400

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTUNITYPD TDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFR0A-1200.00400.002.00LT1.001.000.9018,000.0016,200.0032,400

REVIEW DATE01/21/2016BYDFTotal Acres: 1.84Total Land Value: 32,400Market: 0Agricultural: 0Common: 32,400PRINTED 05/02/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

010001895

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

99.6320

107.60

96,302

1997

1997

0

0

33.75

66.25

1 SINGLE FAM - 0% - 0

Heated Area: 773

HX Base Yr

12

6

UDU

6

12

3

UOP

3

12

40

13

17

11

FSP

11

17

23

24

BAS

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/30/2024MLU

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 3Tax Dist:

BUILDING MARKET VALUE63,800

TOTAL MARKET OB/XF VALUE1,168

TOTAL LAND VALUE - MARKET32,400

TOTAL MARKET VALUE97,368

SOH/AGL Deduction11,459

ASSESSED VALUE85,909

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE85,909

TOTAL JUST VALUE97,368

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE96,766

SALE:1:1: 2 PARCELS SOLD ON 1 DEED

PERMIT NUMDESCRIPTIONAMTISSUED

12739SFR12507/07/1997

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQU / I / V / I / RSNSN CD

SALE PRICE

0628/03047/15/1987WDUUV

10,400

GRANTOR:POLLOCK E W

GRANTEE:ADAMS ROBERT J &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S13 FSP= S11 E17 N11 W17\$ E17 S11 E23 N24\$ PTR= N30
UOP= N3 UDU= N6 W12 S6 E12\$ W12 S3 E12\$ S30\$.