LOT 2 BLOCK 10 FOREST HILLS S/D
847-1622, 878-2515, WD 1337-2105

ARMENTEROS PEDRO VAZQUEZ
175 SW ARROW GLN
LAKE CITY, FL 32024

2025

00-00-00-07762-202

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5417.0600 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

570 SE SUNFLOWER PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	12,632
TOTAL MARKET VALUE	12,632
SOH/AGL Deduction	0
ASSESSED VALUE	12,632
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,632
TOTAL JUST VALUE	12,632
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	16,204

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1524/2679	10/07/2024	WD	Q	V	01	25,500
GRANTOR: BLOW RYDERWOOD, LLC						
GRANTEE: ARMENTEROS PEDRO VA						
1522/2576	8/29/2024	WD	U	V	37	27,000
GRANTOR: ZHANG PENG						
GRANTEE: BLOW RYDERWOOD, LLC						

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	0000	C	VAC RES	0		RSF-2	0.00	0.00	12,632.00	SF		1.00	1.00	1.00	1.00	1.00	12,632							

REVIEW DATE 12/18/2024 BY TP Total Acres: 0.29 Total Land Value: 12,632 Market: 0 Agricultural: 0 Common: 12,632 PRINTED 05/13/2025 BY SYS