S DIV: LOT 14 OLIVIA ADDITION.

829-2582, 839-1576, 839-1577, 90

MARTINEZ GREGORY F
1200 FERN AVE
ORLANDO, FL 32814

**2026**

**00-00-00-13476-000**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

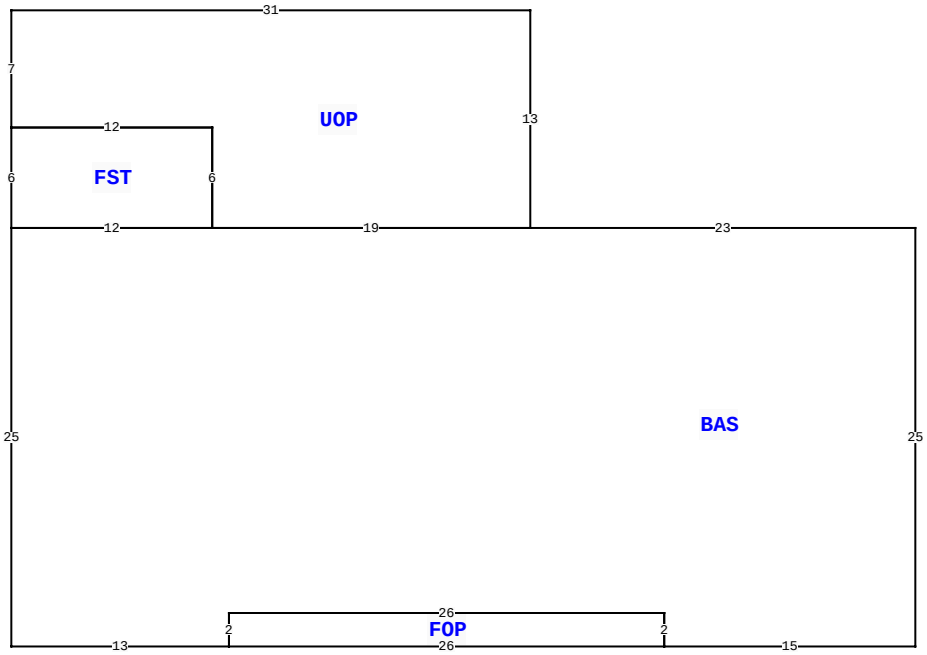
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 04 | 04 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 07 |
| NEIGHBORHOOD/LOC | 870317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,298 | 100 | | 1,298 | 108,441 |
| FOP | 52 | 30 | | 16 | 1,336 |
| FST | 72 | 55 | | 40 | 3,342 |
| UOP | 331 | 20 | | 66 | 5,514 |
| TOTALS | 1,753 | | | 1,420 | 118,633 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,420 | 114.7600 | 128.53 | 182,513 | 1958 | 1985 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 0% - 0 Heated Area: 1298 HX Base Yr




459 SE CASTILLO TER, 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 | 118,633 |
| TOTAL MARKET OB/XF VALUE | 1,400 |
| TOTAL LAND VALUE - MARKET | 7,876 |
| TOTAL MARKET VALUE | 127,909 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 127,909 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 127,909 |
| TOTAL JUST VALUE | 127,909 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 127,909 |

SALE:1:1: LOT 14 OLIVIA ADDITION

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1342/0643 | 8/07/2017 | PB | U | I | 18 | 0 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: GREGORY F MARTINEZ | | | | | | |
| 0902/2406 | 5/15/2000 | WD | Q | I | | 62,500 |
| GRANTOR: BRUCE & CATHERINE DUD | | | | | | |
| GRANTEE: FRANK & JEANNIE MAR | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W23 UOP= N13 W31 S7 E12S6 E19$ W19 FST= N6 W12 S6 E12$ W12 S25 E13 FOP= E26 N2 W26 S2$ N2 E26 S2 E15 N25$.

## 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 | 0166 | CONC,PAVMT | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 800 | |
| 2 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 300 | |
| 3 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2004 | 2004 | 3 | 100 | 300 | |

## LAND DESCRIPTION

TOTAL OB/XF 1,400

| 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 | 0100 | C | SFR | 0 | | *RSF-3 | 0.00 | 0.00 | 8,290.00 | SF | | 1.00 | 1.00 | 1.00 | 0.95 | 0.95 | 7,876 | | | | | | | |

REVIEW DATE 12/07/2016 BY RP Total Acres: 0.19 Total Land Value: 7,876 Market: 0 Agricultural: 0 Common: 7,876 PRINTED 11/18/2025 BY SYS