THE N 134 FT OF W 162.99 FT OF S
W1/2 OF NE1/4 OF NW1/4.

HENRY ELIZABETH
3650 INVERRARY DR, APT 1C
LAUDERHILL, FL 33319

2026

04-4S-16-02772-165

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	4416.00	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: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	11,475
TOTAL MARKET VALUE	11,475
SOH/AGL Deduction	0
ASSESSED VALUE	11,475
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	11,475
TOTAL JUST VALUE	11,475
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	11,475

SALE:1:1: 0.51 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/19/2022 MLU
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1519/1749	7/19/2024	TR	Q	V	05	10,000
GRANTOR: TRUST NO LC 1999						
GRANTEE: HENRY ELIZABETH						
0894/2307	1/07/2000	WD	Q	V		15,000
GRANTOR: S FRANCIS						
GRANTEE: C SQUIRES TRUSTEE O						

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		A-1	0.00	0.00	0.51	AC		1.00	1.00	1.50	15,000.00	22,500.00	11,475							

REVIEW DATE 10/09/2023 BY JB Total Acres: 0.51 Total Land Value: 11,475 Market: 0 Agricultural: 0 Common: 11,475 PRINTED 11/07/2025 BY SYS