LOT 10 COLUMBIA MEADOWS S/D.
671-592, WD 1064-2591, LE 1539-1

ELIE HANS/ELIE MARIE C
2980 NW 68TH AVE
MARGATE, FL 33063

2026

11-5S-16-03564-110

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

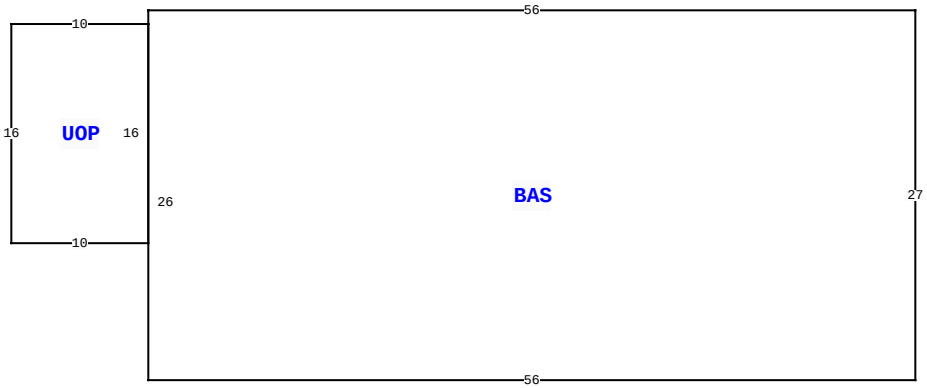
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	11516.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	42,022
UOP	160	25		40	1,112
TOTALS	1,672			1,552	43,133

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,552	115.8000	69.48	107,833	1993	1993	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 1512 HX Base Yr



196 SW QUIET CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	43,133
TOTAL MARKET OB/XF VALUE	8,200
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	101,333
SOH/AGL Deduction	21,495
ASSESSED VALUE	79,838
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	79,838
TOTAL JUST VALUE	101,333
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	101,333

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37297	MAINT/ALTR	75	10/05/2018
8116	M H	125	02/25/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1539/1660	5/06/2025	LE	U	I	14	100
GRANTOR: ELIE HANS L (ENH LE)						
GRANTEE: ELIE HANS (RMDR'S)(						
1064/2591	10/21/2005	WD	Q	I		77,500
GRANTOR: KLEIN						
GRANTEE: ELIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S1 UOP= W10 S16 E10 N16$ S26 E56 N27$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
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 8,200

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	0102	C	SFR/MH	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 09/18/2019 BY BC Total Acres: 4.10 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/18/2025 BY SYS