LOTS 10 AND 11 BLOCK 6 BOULEVARD
638-310, 704-418, 786-174, TD 12

JCSPA LLC
P O BOX 621171
OVIEDO, FL 32762

**2025**

**20-3S-17-05497-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| MAP NUM | | MKT AREA | 07 |
| NEIGHBORHOOD/LOC | 20317.090 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 | 5,000 |
| TOTAL MARKET VALUE | 5,000 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 5,000 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 5,000 |
| TOTAL JUST VALUE | 5,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 5,000 |

SALE:3:1: ???

SALE:2:1: UNREC WARRANTY DEED DATED 01/21/92 (CAR

SALE:1:1: $.70 STAMPS

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

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1402/1695 | 12/30/2019 | QC | U | V | 11 | 100 |
| GRANTOR: JOHN F ASENDORF & SHI | | | | | | |
| GRANTEE: JCSPA LLC | | | | | | |
| 1290/0045 | 2/24/2015 | TD | U | V | 18 | 3,900 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: THE JOHN J ASENDORF | | | | | | |

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### BUILDING NOTES

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

### BUILDING DIMENSIONS

### 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 | | 00 | 0.00 | 0.00 | 2.00 | LT | | 1.00 | 1.00 | 1.00 | 2,500.00 | 2,500.00 | 5,000 | | | | | | | |

REVIEW DATE 09/02/2015 BY DF Total Acres: 0.29 Total Land Value: 5,000 Market: 0 Agricultural: 0 Common: 5,000 PRINTED 08/15/2025 BY SYS