

MI03 PROPERTY LLC
6900 DANIELS PARKWAY, STE 29-325
FORT MYERS, FL 33912

21-4S-17-08642-001

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall17MSNRY STUC 100

RooF Structur03GABLE/HIP 100

Roof Cover14PREFIN MT 100

Interior Wall13PLASTER 100

Interior Floo06VINYL ASB 100

Air Condition02WINDOW 100

Heating Type03FORCED AIR 100

Bedrooms1100

BathroomsFrame03MASONRY 100

Story Height8100

RMSStoriesUnits1.1.100
11100

Condition AdjKitchen Adj0303100
0101100

TOTALS6,2365,410159,081

EXTRA FEATURES

L NOB/XFCODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

19947Septic00002.00UT3,000.003,000.00100199319933100800

20166CONC,PAVMT00001.00UT0.000.001002004200431001,620

30070CARPORT UF001830540.00UT3.003.00100201220123100800

40294SHED WOOD/00001.00UT0.000.0010020222021100500

50294SHED WOOD/0014141.00UT500.00500.0010020222021100500

60296SHED METAL0014101.00UT500.00500.0010020222021100500

LAND DESCRIPTIONTOTAL OB/XF10,220

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDDTOT ADJUUNIT PRICELADJUSTMENTPRICELAND VALUETOT ADJDENSITYDECLFRZYRCONSRV

10100CSFR0A-10.000.001.00AC1.001.001.0015,000.0015,000.0015,000

20300CMULTI-FAM0A-10.000.002.56AC1.001.001.0015,000.0015,000.0038,400

REVIEW DATE11/21/2022BYJSTotal Acres: 3.56Total Land Value: 53,400Market: 0Agricultural: 0Common: 53,400PRINTED 10/03/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% CONDV

2200035,41094.860058.81318,162193819380050.0050.00

1 M/FAM LOW 0% - 2022Heated Area: 5204HX Base Yr

BAS

UOP

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE226,669

TOTAL MARKET OB/XF VALUE10,220

TOTAL LAND VALUE - MARKET53,400

TOTAL MARKET VALUE290,289

SOH/AGL Deduction0

ASSESSED VALUE290,289

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE290,289

TOTAL JUST VALUE290,289

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE290,289

XFOB:5:1: AROUND POOL

PERMIT NUMDESCRIPTIONAMTISSUED

000045557Roof Replacement6,00009/26/2022

000045210Electrical Servic008/17/2022

000043693Electrical Servic002/14/2022

SALES DATA

OFF RECORD NumberDATETYPEINSTQUVIIRSN CD SALE PRICE

1446/27769/07/2021WDQ Q I 01285,000

GRANTOR: GRAFF MIKEL PATRICK

GRANTEE: MI03 PROPERTY LLC

1321/26829/13/2016WD U I 11100

GRANTOR: TRACY GRAFF, III ETAL

GRANTEE: MIKEL P GRAFF

BUILDING NOTES

BUILDING DIMENSIONS

UOP= E4 BAS= E16 N58 W218 S58 E16 N40 E186 S40\$ N40 W186S40E4 N36 E178 S36\$.

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BUILDING CHARACTERISTICS

ELEMENTCD

08WD OR PLY 100

03GABLE/HIP 100

12MODULAR MT 100

04PLYWOOD 100

14CARPET 80

06VINYL ASB 20

03CENTRAL 100

04AIR DUCTED 100

2 100

1 100

01NONE 100

0 0 100

05CONV 100

0 100

0202 100

0101 100

0505

0300MULTI-FAM 10+

MAP NUMMKT AREA02

NEIGHBORHOOD/LOC21417.001.00/

AREATOTALPCTYEARTOT ADJSUBAREA
TYPEGROSSOFBASEAREAMARKET
VALUE

BAS76810076855,996

FOP423013948

FOP19230584,229

UCP44020886,416

TOTALS1,44292767,588

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHAN OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

REVIEW DATE11/21/2022BYJS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

010001927100.1520112.17103,9821920196000035.0065.00

2 SINGLE FAM 0% - 2022Heated Area: 768HX Base Yr

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

TOTAL OB/XF0

LAND DESCRIPTIONTOTAL OB/XF0

REVIEW DATE11/21/2022BYJS

COLUMBIA COUNTY PROPERTY

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ASSESSED VALUE290,289

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE290,289

TOTAL JUST VALUE290,289

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE290,289

SALES DATA

OFF RECORD NumberDATETYPEINSTQ U I V I RSN CD SALE PRICE

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BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W10 W14 S32 E24 N32 \$
UCP=[ORIG=-22,40] S22 E20 N22 W20 \$
FOP=[ORIG=-24,32] S8 E2 E22 N8 W24 \$
FOP=[ORIG=-10,0] N6 W7 S6 E7 \$

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