BEG NE COR OF SE1/4 OF NW1/4, W
1380.82 FT TO N R/W WATSON RD, E
262.77 FT, N 1378.88 FT TO POB.

123 LAND TRUST
P O BOX 770642
ORLANDO, FL 32837

2026

28-5S-16-03730-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	28516.00	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: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	79,230
TOTAL MARKET VALUE	79,230
SOH/AGL Deduction	18,788
ASSESSED VALUE	60,442
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	60,442
TOTAL JUST VALUE	79,230
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	79,230

PERMIT NUM	DESCRIPTION	AMT	ISSUED

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

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1262/0540	9/06/2013	TR	U	V	11	100
GRANTOR: EUGENE & ANDREA DEBOL						
GRANTEE: EUGENE & ANDREA DEB						
1227/1626	12/20/2011	QC	U	V	11	100
GRANTOR: ANA WILSON						
GRANTEE: EUGENE & ANDREA DEB						

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	8.34	AC		1.00	1.00	1.00	9,500.00	9,500.00	79,230							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 8.34 Total Land Value: 79,230 Market: 0 Agricultural: 0 Common: 79,230 PRINTED 11/20/2025 BY SYS