

LOT 96 UNIT 10 THREE RIVERS ESTA
754-767, DC 1146-2401,

DOUGLAS LOIS
304 NW 50TH CT
POMPANO BEACH, FL 33064-2466

2026

00-00-00-00819-000
00-00-00-00819-000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								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 18,000 TOTAL MARKET VALUE 18,000 SOH/AGL Deduction 7,371 ASSESSED VALUE 10,629 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 10,629 TOTAL JUST VALUE 18,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 18,000									
DOR CODE 0000 VACANT																				SALE:1:1: LOT 96, UNIT 10 THREE RIVERS											
MAP NUM										MKT AREA 02										PERMIT NUM											
NEIGHBORHOOD/LOC 100000.10 1.00/																				DESCRIPTION											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											AMT					ISSUED										
TOTALS																				SALES DATA											
EXTRA FEATURES										BLD DATE										LGL DATE											
										XF DATE										LAND DATE 04/30/2024 MLU											
										INC DATE										AG DATE											
L N	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 NOTES														
																	BUILDING DIMENSIONS														
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000														
REVIEW DATE 04/30/2024 BY MLU										Total Acres: 0.92										Total Land Value: 18,000											
										Market: 0										Agricultural: 0											
										Common: 18,000										PRINTED 04/10/2026 BY SYS											