LOT 18 UNIT 20 THREE RIVERS ESTA
784-2263, QC 1156-743, QC 1272-1

MILAM FRANK A/FOSTER DOROTHY M
16034 FOSTER GROVE DR
ODESSA, FL 33556

2026

00-00-00-01247-018

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.20 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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	672
TOTAL LAND VALUE - MARKET	24,000
TOTAL MARKET VALUE	24,672
SOH/AGL Deduction	12,853
ASSESSED VALUE	11,819
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	11,819
TOTAL JUST VALUE	24,672
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	18,672

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1289/1140	1/14/2015	QC	U	V	11	4,000
GRANTOR: ROBERT C SPENCER & LI						
GRANTEE: FRANK A MILAM, J FO						
1272/1739	3/25/2014	QC	U	V	11	2,000
GRANTOR: BRIAN J CUNNINGHAM						
GRANTEE: LISA OR ROBERT C SP						

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
1	0294	SHED WOOD/	0	0	12	16	192.00	UT	14.00	14.00	25	2006	2006	3	25	672	

LAND DESCRIPTION

TOTAL OB/XF 672

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	0700	C	MISC RES	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							

REVIEW DATE 01/26/2016 BY DF Total Acres: 0.92 Total Land Value: 24,000 Market: 0 Agricultural: 0 Common: 24,000 PRINTED 05/15/2026 BY SYS