

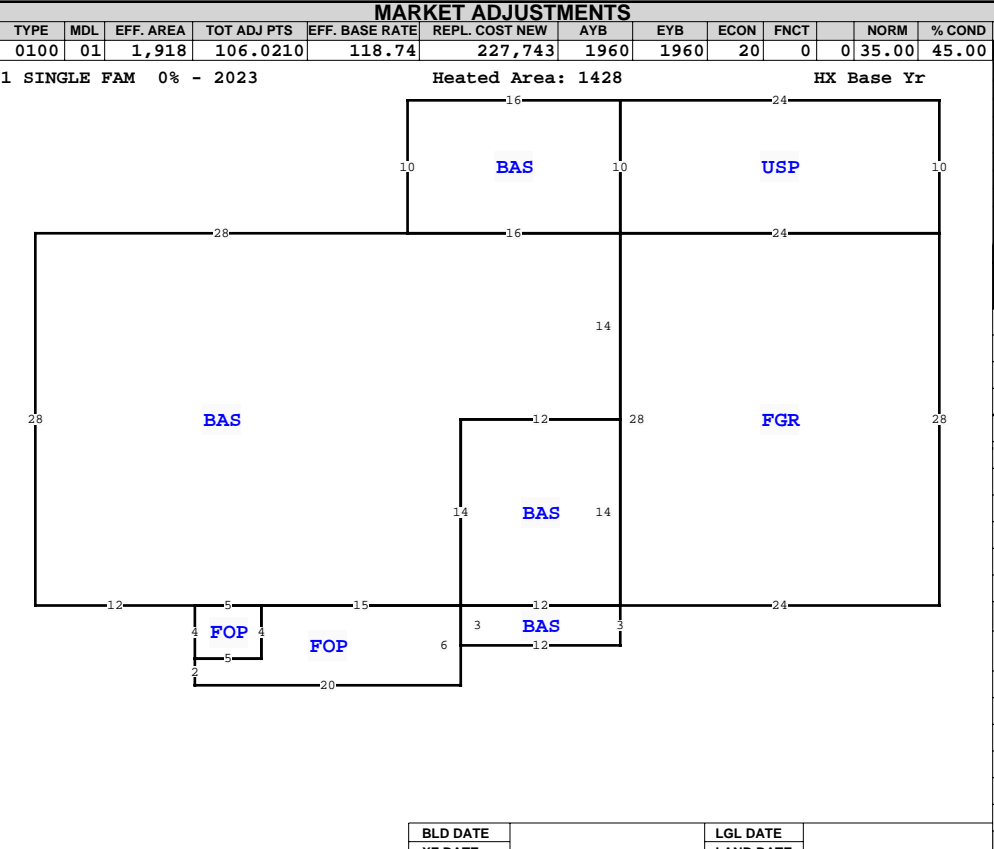
NE DIV: COMM NE COR BLOCK 13, RU
52.5 FT FOR POB, RUN S 105.0 FT,
105.0 FT, W 105 FT TO POB. (BEIN

MCWHITE SHA'RON C/YASHEA SAUDIA
8350 SANDBERRY BLVD
ORLANDO, FL 32819

2026

00-00-00-10886-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	50
Exterior Wall	19	COMMON BRK	50
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	810317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	36	100	
BAS	160	100	
BAS	168	100	
BAS	1,064	100	
FGR	672	55	
FOP	20	30	
FOP	100	30	
USP	240	35	
TOTALS	2,460		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		102,484	
TOTAL MARKET OB/XF VALUE		800	
TOTAL LAND VALUE - MARKET		4,961	
TOTAL MARKET VALUE		108,245	
SOH/AGL Deduction		0	
ASSESSED VALUE		108,245	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		108,245	
TOTAL JUST VALUE		108,245	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		108,245	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00437			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1471/1413	7/13/2022	QC	U	I	11	100
GRANTOR: MCWHITE SHA'RON C						
GRANTEE: MCWHITE SHA'RON C						
1462/2168	3/28/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: COOLEY TAYLOR						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

EXTRA FEATURES		659 NE ABERDEEN AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	NOTES
1	0166	CONC, PAVMT	
2	0120	CLFENCE	

BUILDING DIMENSIONS	
BAS= W28 S28 E12 FOP= S4 E5 N4 W5\$ E5 FOP= S4 W5 S2 E20 N6 W15\$ E15 BAS= S3 E12 N3 W12\$ BAS= E12 FGR= E24 N28 W24 S28\$ N14 W12 S14\$ N14 E12 N14 USP= E24 N10 W24 S10\$ BAS= N10 W16 S10 E16\$ W16\$.	

LAND DESCRIPTION		TOTAL OB/XF		800																				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		*RSF-	105.00	105.00	11,025.00	SF		1.00	1.00	0.90	0.50	0.45	4,961							