

BEG NE COR OF NE1/4 OF SE1/4 OF  
W 13 FT, S 641.14 FT, E 281.71 F  
30 FT, N 1261.54 FT, W 299.14 FT

RODRIGUEZ JOSE/BACA NANCY  
509 NW 3RD ST  
CAPE CORAL, FL 33993

**2026**

01-4S-15-00312-012

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	26	ALM SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	04	PLYWOOD 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		2 100	
Stories	1.	1. 100	
Architectual	01	CONV 100	
Units		0 100	
Condition Adj	01	01 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1415.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,403	100	
TOTALS	1,403		1,403 31,758

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
1	MOBILE HME	100%	- 2021		79,396	1973	1973	0	0	60.00	40.00												
				Heated Area: 1403			HX Base Yr 2021																
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/07/2025</td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/07/2025	MLU
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																		
				04/07/2025	MLU																		

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				31,758		
TOTAL MARKET OB/XF VALUE				8,484		
TOTAL LAND VALUE - MARKET				55,220		
TOTAL MARKET VALUE				95,462		
SOH/AGL Deduction				38,861		
ASSESSED VALUE				56,601		
TOTAL EXEMPTION VALUE				HX HB 31,601		
BASE TAXABLE VALUE				25,000		
TOTAL JUST VALUE				95,462		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				95,462		
SALE:4:1: \$.60 STAMPS - MOTHER TO SON						
XFOB:3:1: LIBERTY MH						
SALE:3:1: \$.60 STAMPS /BROTHER TO SISTER/						
SALE:2:1: 5.00 AC						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
12409	REMODEL	55	04/15/1997			
<b>SALES DATA</b>						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/1032	6/17/2019	WD	Q	I	01	45,000
GRANTOR: RONNIE HOLLOWAY						
GRANTEE: JOSE RODRIGUEZ & NA						
1340/0089	6/29/2017	PB	U	I	11	100
GRANTOR: CLERK OF COURT (BREND						
GRANTEE: RONNIE HOLLOWAY						
<b>BUILDING NOTES</b>						
<b>BUILDING DIMENSIONS</b>						
BAS= W61 S23 E61 N23\$.						

EXTRA FEATURES																	
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
1	0294	SHED WOOD/	0	100	11	24	264.00	UT	2.40	2.40	100	0	0	3	100	634	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	
<b>TOTAL OB/XF</b>												8,484					

LAND DESCRIPTION												TOTAL OB/XF												
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	0200	C	MBL HM	100		A-1	0.00	0.00	5.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	55,220							