LOT 17 & 18 BLOCK A UNIT II OLUS ESTATES.

DENT GREGORY H/DENT JUDITH A
9050 SAN MARTIN BLVD NE
SAINT PETERSBURG, FL 33702

2026

01-6S-17-09532-117

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9901	AC/XFOB	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	1617.0100	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	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	62,300
TOTAL LAND VALUE - MARKET	77,920
TOTAL MARKET VALUE	140,220
SOH/AGL Deduction	11,803
ASSESSED VALUE	128,417
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	128,417
TOTAL JUST VALUE	140,220
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	120,740

SALE:3:1: LOT 17 BLOCK A OLUSTEE CREEK ESTATES UNI

SALE:2:1: LOT 17 BLK A

SALE:1:1: JAMES B CANNON REVOC LVING TRUST

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39463	STORAGE	0	03/16/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/748	11/17/2023	WD	Q	I	05	1,400,000
GRANTOR: PARKER DAVID C SR						
GRANTEE: DENT GREGORY H						
1469/124	6/13/2022	QC	U	I	11	100
GRANTOR: FULLER MATTHEW RYAN						
GRANTEE: PARKER DAVID C SR						

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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500	
5	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,000	
6	0030	BARN,MT	0	0	46	60	1.00	UT	26,400.00	26,400.00	100	2021	2020		100	26,400	
7	0030	BARN,MT	0	0	40	60	1.00	UT	26,400.00	26,400.00	100	2021	2020		100	26,400	

LAND DESCRIPTION

TOTAL OB/XF 62,300

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	9901	C	AC/XFOB	0		00	0.00	0.00	19.48	AC		1.00	1.00	0.50	8,000.00	4,000.00	77,920							

REVIEW DATE 05/07/2020 BY BC Total Acres: 19.48 Total Land Value: 77,920 Market: 0 Agricultural: 0 Common: 77,920 PRINTED 06/23/2026 BY SYS