AKA LOT 6 BLOCK 13, WILSON SPRIN
PHASE 4 UNR: COMM AT NE COR OF
RUN W 33.01 FT TO W R/W OF WILSO

MAZOURIEK RANDOLPH
124 S MAIN ST
BROOKSVILLE, FL 34601

2027

01-7S-15-01439-766

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6716.0400 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	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	40,000
TOTAL MARKET VALUE	42,500
SOH/AGL Deduction	6,805
ASSESSED VALUE	35,695
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,695
TOTAL JUST VALUE	42,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	42,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/117	9/02/2022	WD	U	I	37	170,000
GRANTOR: MCKENDREE GARY WAYNE						
GRANTEE: MAZOURIEK RANDOLPH						
1248/1112	1/24/2013	QC	U	V	11	45,000
GRANTOR: MARY ANN SHEPARD						
GRANTEE: GARY WAYNE MCKENDRE						

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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	2,500	

LAND DESCRIPTION

TOTAL OB/XF 2,500

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 06/29/2015 BY TW Total Acres: 2.20 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2026 BY SYS