LOT 19 BLOCK A ICHETUCKNEE FORES
WD 1317-1307, WD 1320-1800, WD 1

VELEZ JUANDAVID/RODRIGUEZ CAROLINA S
18478 NW 233RD TERR
HIGH SPRINGS, FL 32643

**2027**

**02-6S-15-00502-119**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 0700 | MISC IMPROVED | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 2615.0100 | 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

222 SW LONCALA LOOP, FORT WHITE

| | | | |
|---|---|---|---|
| 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 | 1,800 |
| TOTAL LAND VALUE - MARKET | 60,000 |
| TOTAL MARKET VALUE | 61,800 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 61,800 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 61,800 |
| TOTAL JUST VALUE | 61,800 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 61,800 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1530/2462 | 12/15/2024 | WD | Q | V | 01 | 85,000 |
| GRANTOR: BULLARD PROPERTIES IN | | | | | | |
| GRANTEE: VELEZ JUANDAVID | | | | | | |
| 1524/793 | 9/09/2024 | WD | Q | V | 01 | 56,000 |
| GRANTOR: JONES CURTIS J | | | | | | |
| GRANTEE: BULLARD PROPERTIES | | | | | | |

## 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 | 1,000.00 | 1,000.00 | 100 | 2026 | 2025 | | 100 | 1,000 | |
| 2 | 0040 | BARN,POLE | 0 | 0 | 0 | 0 | 1.00 | UT | 400.00 | 400.00 | 100 | 2026 | 2025 | | 100 | 400 | |
| 3 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 400.00 | 400.00 | 100 | 2026 | 2025 | | 100 | 400 | |

## LAND DESCRIPTION

TOTAL OB/XF 1,800

| 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 | | RSF/MH | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 60,000.00 | 60,000.00 | 60,000 | | | | | | | |

REVIEW DATE 05/07/2026 BY MLU Total Acres: 5.61 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/17/2026 BY SYS