LOT 26 ROLLING HILLS S/D UNREC.
COMM SE COR OF NW1/4 OF SE1/4, R
FT, SE 470.9 FT FOR POB, NE 1090

CORRAO MICHAEL/CORRAO JOHN
517 HARDWOOD CIRCLE
ORLANDO, FL 32828

**2026**

**02-6S-17-09553-028**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 2617.0200 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

1121 SE OCTOBER RD, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/06/2026 MLU |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 104,400 |
| TOTAL MARKET VALUE | 104,400 |
| SOH/AGL Deduction | 41,349 |
| ASSESSED VALUE | 63,051 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 63,051 |
| TOTAL JUST VALUE | 104,400 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 82,650 |

SALE:4:1: LOT 19 LAKE JEFFERY PHASE I. 140 FF.
SALE:2:1: LOT 19 LAKE JEFFERY

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 41235 | ELECTRICAL | | 02/01/2021 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1350/2002 | 12/27/2017 | WD | Q | V | 01 | 32,500 |
| GRANTOR: JANET S RIVERS & WILL | | | | | | |
| GRANTEE: MICHAEL & JOHN CORR | | | | | | |
| 1236/0673 | 6/08/2012 | PR | U | V | 30 | 100 |
| GRANTOR: EDNA SUMMERS ESTATE ( | | | | | | |
| GRANTEE: JANET S RIVERS & WI | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

### LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 0000 | C | VAC RES | 0 | | A-1 | 0.00 | 0.00 | 8.70 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 104,400 | | | | | | | |

REVIEW DATE 05/06/2026 BY MLU Total Acres: 8.70 Total Land Value: 104,400 Market: 0 Agricultural: 0 Common: 104,400 PRINTED 05/08/2026 BY SYS