

EAST 138.45 FT OF W 302.45 FT OF
PINE FARMS S/D.

AGUERO MAURA
700 NE 10TH AVE
POMPANO BEACH, FL 33060

2026

02-7S-16-04111-214


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 14,000 TOTAL MARKET VALUE 21,000 SOH/AGL Deduction 5,136 ASSESSED VALUE 15,864 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 15,864 TOTAL JUST VALUE 21,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 21,000									
DOR CODE		0000 VACANT																		PERMIT NUM				DESCRIPTION				AMT		ISSUED	
MAP NUM																															
NEIGHBORHOOD/LOC		2716.0100 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA															
																OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1372/2289 7/02/2018 QC U V 11 100 GRANTOR: JUAN VICTOR AGUERO GRANTEE: MAURA AGUERO 0887/0125 8/15/1999 WD Q V 40,500 GRANTOR: LEGRA REAL EST GRANTEE: AGUERO SEE ORBS 887															
TOTALS																				BLD DATE		LGL DATE		05/13/2024		MLU					
EXTRA FEATURES																				XF DATE		LAND DATE									
																				INC DATE		AG DATE									
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	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																	
LAND DESCRIPTION										TOTAL OB/XF										7,000											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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			0.00	0.00	2.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	14,000														
REVIEW DATE 06/16/2015 BY TW Total Acres: 2.00 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 05/08/2026 BY SYS																															