COMM SE COR OF NE1/4 OF SE1/4, R
W 1573.75 FT FOR POB, CONT W 285
E 157.34 FT, SW 550 FT TO POB.

GREEN VISION CAMPUS AT WINFIELD, LLC
383 EMERSON PLAZA, APT 201
ALTAMONTE SPRINGS, FL 32701

2026

03-3S-16-01948-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3316.00	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

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	22,500
SOH/AGL Deduction	4,804
ASSESSED VALUE	17,696
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,696
TOTAL JUST VALUE	22,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	16,875

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/551	9/26/2022	QC	U	V	11	100
GRANTOR: THICKETS INC						
GRANTEE: GREEN VISION CAMPUS						
1187/0874	1/06/2010	QC	U	V	11	100
GRANTOR: J C MARSH & SONS INC						
GRANTEE: AUDREY S BULLARD TR						

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	9900	C	AC NON-AG	0			0.00	0.00	3.00	AC		1.00	1.00	0.75	10,000.00	7,500.00	22,500							

REVIEW DATE 05/08/2026 BY MLU Total Acres: 3.00 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 06/09/2026 BY SYS