

COMM SE COR OF NE1/4, RUN W 893.
R/W EMERSON RD, N 430.56 FT FOR
487.48 FT, N 100 FT, E 488.48 FT

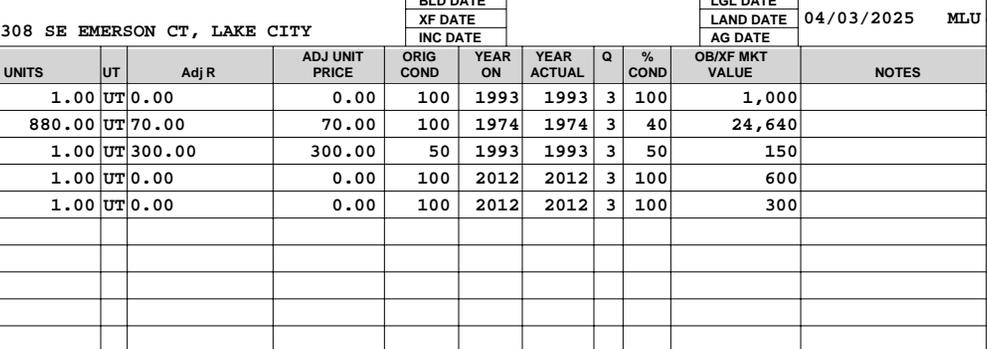
BARRACUDA PROPERTIES LLC
12760 INDIAN ROCKS ROAD APT 80
LARGO, FL 33774

2026

03-4S-17-07572-023

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.1	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,710	113.4840	127.10	217,341	1974	1974	0	0	0	35.00	65.00		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		141,272	
TOTAL MARKET OB/XF VALUE		26,690	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		202,962	
SOH/AGL Deduction		0	
ASSESSED VALUE		202,962	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		202,962	
TOTAL JUST VALUE		202,962	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		202,962	

Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC		3417.0800 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100		264	21,810
BAS	1,200	100		1,200	99,138
FCP	292	25		73	6,031
FOP	116	30		35	2,892
FSP	168	40		67	5,535
FST	84	55		46	3,801
UST	56	45		25	2,066
TOTALS	2,180			1,710	141,272

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1431/309	2/18/2021	WD	U	I	12	113,700
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: BARRACUDA PROPERTIE						
1418/1034	8/05/2020	WD	U	I	11	100
GRANTOR: UNION MORTGAGE CORP						
GRANTEE: SECRETARY OF HOUSIN						

EXTRA FEATURES																	
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	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
2	0280	POOL R/CON	0	0	20	44	880.00	UT	70.00	70.00	100	1974	1974	3	40	24,640	
3	0296	SHED METAL	0	0	10	10	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

TOTAL OB/XF														26,690										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W11 FSP= N12 W14 S12 E14\$ W37 S25 E19 FOP= S4 E29 N4 W29\$ E29 BAS= S4 E12 FCP= E12 N22 UST= N7 W8 S7 E8\$ W8 N7 W4 FST= W12 S7 E12 N7\$ S7 S22\$ N22 W12 S18 \$ N25\$.													

LAND DESCRIPTION														TOTAL OB/XF				26,690						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							