COMM NW COR OF SW1/4, RUN E 40 F
CR-131, RUN S ALONG R/W 787.33 F
FT FOR POB, RUN N 417.28 FT, E 5

YANKETIS ANTHONY L/VITUNAC ANN E
1631 W CAMINO DEL RIO
VERO BEACH, FL 32963

2027

05-6S-17-09607-002

BUILDING CHARACTERISTICS

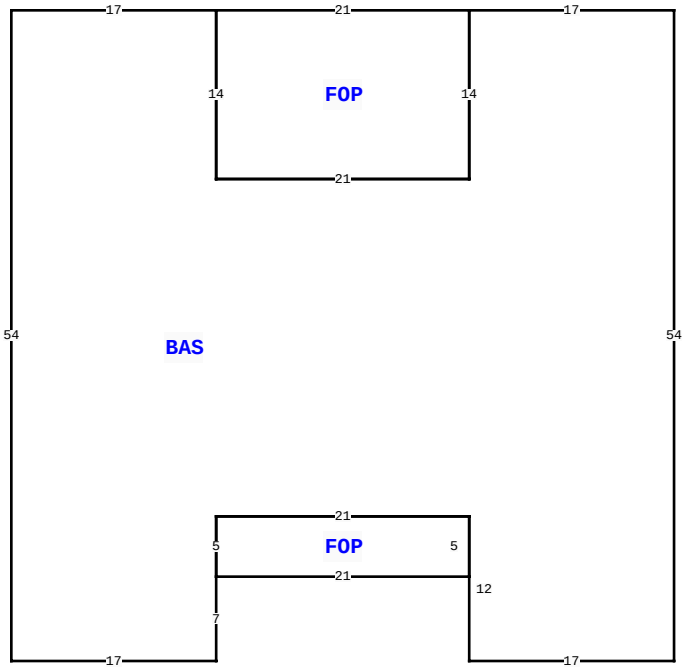
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,424	100		2,424	260,861
FOP	105	30		32	3,444
FOP	294	30		88	9,470
TOTALS	2,823			2,544	273,775

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,544	128.7279	141.60	360,230	2001	2001	0	0	0	24.00	76.00

2 SINGLE FAM 0% - 2023 Heated Area: 2424 HX Base Yr



10299 SW TUSTENUGGEE AVE, LAKE CITY

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

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	0190	FPLC PF	0	0	0	0	1.00	UT	960.00	960.00	100	2001	2001	3	100	960	
2	0296	SHED METAL	0	0	12	16	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	100	
4	9945	Well/Sept	0	0	0	0	2.00	UT	7,000.00	7,000.00	100			3	100	14,000	
5	0166	CONC,PAVMT	0	0	4	35	140.00	UT	1.50	1.50	100	2001	2001	3	100	210	
6	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	1,200	
7	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	273,775
TOTAL MARKET OB/XF VALUE	16,970
TOTAL LAND VALUE - MARKET	65,260
TOTAL MARKET VALUE	356,005
SOH/AGL Deduction	0
ASSESSED VALUE	356,005
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	356,005
TOTAL JUST VALUE	356,005
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	360,993

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17706	SFR	397	12/04/2000
10651	M H	125	01/16/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1480/1073	11/29/2022	WD	U	I	16	150,000
GRANTOR: MILLS MICHAEL WESLEY						
GRANTEE: YANKETIS ANTHONY L						
1480/1071	11/29/2022	WD	U	I	16	150,000
GRANTOR: HOLLINGSWORTH STEVEN						
GRANTEE: YANKETIS ANTHONY L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 FOP= W21 S14 E21 N14$ S14 W21 N14 W17 S54 E17 N7
FOP= E21 N5 W21 S5$ N5 E21 S12 E17 N54$.

LAND DESCRIPTION

TOTAL OB/XF 16,970

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	0100	C	SFR	0		A-1	0.00	0.00	4.02	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,260							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

REVIEW DATE 10/02/2017 BY DF Total Acres: 5.02 Total Land Value: 65,260 Market: 0 Agricultural: 0 Common: 65,260 PRINTED 11/17/2026 BY SYS