911 FT OF NW1/4 OF NW1/4 LYING N RD & W OF TUSTENUGGEE RD EX W 49

HARRIS-ANDERSON NICOLE
3049 ST CHARLES ST
FORT MYERS, FL 33901

2027

05-7S-17-09920-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5717.00	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	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	200
TOTAL MARKET VALUE	200
SOH/AGL Deduction	0
ASSESSED VALUE	200
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	200
TOTAL JUST VALUE	200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	200

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1378/0225	1/31/2019	QC	U	V	11	100

GRANTOR: MATTIE HARRIS

GRANTEE: NICOLE HARRIS-ANDER

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	0.20	AC		1.00	1.00	1.00	1,000.00	1,000.00	200							

REVIEW DATE 11/14/2017 BY BC Total Acres: 0.20 Total Land Value: 200 Market: 0 Agricultural: 0 Common: 200 PRINTED 11/17/2026 BY SYS