BEG SW COR OF NW1/4 OF NW1/4, RU
NE 192.57 FT, NW 491.70 FT TO S
SW ALONG R/W 695.12 FT, E 390.62

STEPHENS YVONNE M
1605 COUNTRY LANE
TITUSVILLE, FL 32780

2026

06-5S-16-03471-006

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6516.00	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

8653 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/10/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,500
TOTAL LAND VALUE - MARKET	50,100
TOTAL MARKET VALUE	61,600
SOH/AGL Deduction	2,239
ASSESSED VALUE	59,361
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	59,361
TOTAL JUST VALUE	61,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	61,600

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050308	Storage Building	44,929	07/09/2024
26633	SFR	979	01/17/2008
20278	PUMP/UTPOL	30	12/30/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1217/1792	7/06/2011	WD	Q	V	01	27,000
GRANTOR: MATTHEW & NANCY DOWLI						
GRANTEE: YVONNE M STEPHENS						
0926/0987	5/07/2001	WD	Q	V		20,000
GRANTOR: C BANKEMPER JR						
GRANTEE: MATTHEW & NANCY DOW						

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
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0070	CARPORT UF	0	0	20	30	600.00	UT	5.00	5.00	100	2025	2024		100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 11,500

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	0700	C	MISC RES	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							

REVIEW DATE 08/15/2024 BY JB Total Acres: 5.01 Total Land Value: 50,100 Market: 0 Agricultural: 0 Common: 50,100 PRINTED 01/12/2026 BY SYS