

COMM SW COR OF SE1/4 OF NW1/4, N
120.04 FT, N 1032.69 FT FOR POB,
720.65 FT, E 430.91 FT, S 720.66

SOPER STEPHEN A/SOPER CHERYL
5361 78TH AVENUE NORTH
PINELLAS, FL 33781

2026

06-7S-16-04143-008



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 4,500 TOTAL LAND VALUE - MARKET 64,170 TOTAL MARKET VALUE 68,670 SOH/AGL Deduction 9,299 ASSESSED VALUE 59,371 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 59,371 TOTAL JUST VALUE 68,670 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 55,301																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q / U</th> <th>V / I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1470/2795</td> <td>7/12/2022</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>46,000</td> </tr> </tbody> </table> GRANTOR: GEDEON ESLIN GRANTEE: SOPER STEPHEN A 1050/2385 6/23/2005 WD Q V 34,500 GRANTOR: PAUL D & CARMEN L GIB GRANTEE: ESLIN GEDEON & VILL										OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	1470/2795	7/12/2022	WD	Q	I	01	46,000
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				05/06/2026	MLU																																						
TOTALS																																											
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	0285	SALVAGE	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	500																												
2	9946	Well	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000																												
																	TOTAL OB/XF 4,500																										
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	0700	C	MISC RES	0		A-1	0.00	0.00	7.13	AC		1.00	1.00	0.75	12,000.00	9,000.00	64,170																										
REVIEW DATE 08/16/2022 BY ME Total Acres: 7.13 Total Land Value: 64,170 Market: 0 Agricultural: 0 Common: 64,170 PRINTED 05/08/2026 BY SYS																																											