

LOT 8 PARADISE ESTATES S/D.
 WD 1416-2041, WD 1506-2536, WD 1

BEACHAM KIP/BEACHAM SUZANNE
 3315 RED ASH CIR
 OVIEDO, FL 32766

2026

07-2S-17-04677-108


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 0 TOTAL LAND VALUE - MARKET 40,000 TOTAL MARKET VALUE 40,000 SOH/AGL Deduction 0 ASSESSED VALUE 40,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 40,000 TOTAL JUST VALUE 40,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 40,000																							
																				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>1563/2444</td> <td>3/20/2026</td> <td>LE U</td> <td>V</td> <td>14</td> <td></td> <td>100</td> </tr> </tbody> </table> GRANTOR: BEACHAM KIP GRANTEE: BEACHAM KIP (ENH LI) 1553/620 10/30/2025 WD Q V 01 52,000 GRANTOR: COLUMBIA LAND MAINTEN GRANTEE: BEACHAM KIP										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1563/2444	3/20/2026	LE U	V	14		100
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TOTALS EXTRA FEATURES										1129 NW HAMP FARMER RD, LAKE CITY <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>04/14/2025</td> <td></td> <td></td> </tr> </tbody> </table> MLU										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				04/14/2025			BUILDING NOTES 											
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000																										
REVIEW DATE 12/17/2025 BY TP Total Acres: 5.02 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 03/26/2026 BY SYS																																											