LOTS 3 & 4 WOODHAVEN S/D UNIT 3.
439-426, 687-148, 717-545, 851-1

LOPEZ HECTOR ELIEZER/LOPEZ JO ANN
1206 NEW MARKET RD W
IMMOKALEE, FL 34142

2027

09-4S-17-08300-068

BUILDING CHARACTERISTICS

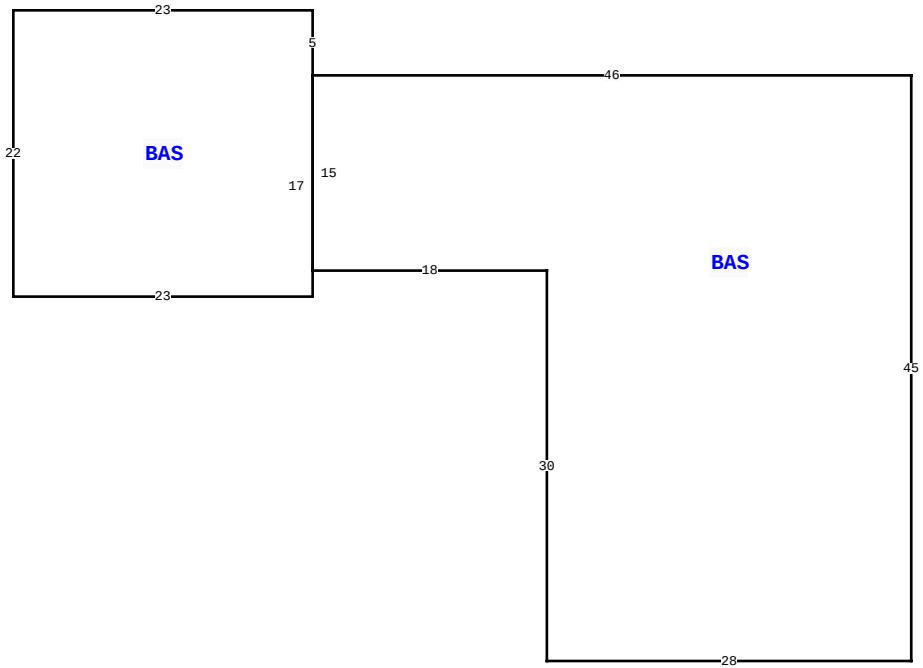
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 60
Exterior Wall	31	VINYL SID 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	9417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	506	100		506	40,702
BAS	1,530	100		1,530	123,070
TOTALS	2,036			2,036	163,771

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,036	112.5040	123.75	251,955	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2024 Heated Area: 2036 HX Base Yr 2024



412 SE WOODHAVEN ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0210	GARAGE U	0	100	0	0	1.00	UT	8,000.00	8,000.00	100	1993	1993	3	100	8,000	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	163,771
TOTAL MARKET OB/XF VALUE	9,800
TOTAL LAND VALUE - MARKET	28,675
TOTAL MARKET VALUE	202,246
SOH/AGL Deduction	0
ASSESSED VALUE	202,246
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	150,835
TOTAL JUST VALUE	202,246
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	205,223

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043882	Roof Replacement	14,000	03/09/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1464/236	4/11/2022	WD	Q	I	01	285,000
GRANTOR: MASTERS VERNON R						
GRANTEE: LOPEZ HECTOR ELIEZE						
1335/0925	12/30/2016	LE	U	I	14	100
GRANTOR: VERNON R & CYNTHIA B						
GRANTEE: VICTORIA ROSEMARY M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W46 S15 E18 S30 E28 N45 $
BAS=[ORIG=-46,0] N5 W23 S22 E23 N17 $
.

LAND DESCRIPTION

TOTAL OB/XF 9,800

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	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.80	18,500.00	14,800.00	14,800							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.75	18,500.00	13,875.00	13,875							

REVIEW DATE 04/11/2017 BY BC Total Acres: 2.51 Total Land Value: 28,675 Market: 0 Agricultural: 0 Common: 28,675 PRINTED 11/17/2026 BY SYS