

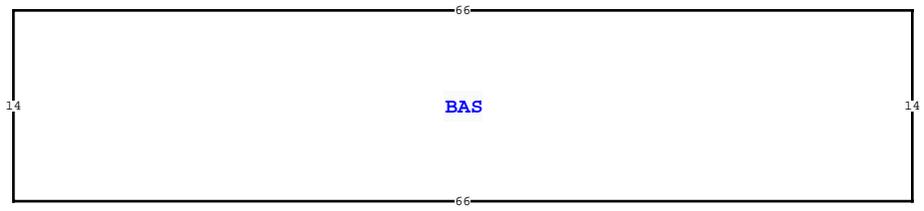
BEG SW COR OF E1/2 OF SW1/4 OF S  
331.22 FT, N 300 FT, E 231.22 FT  
W 231.22 FT, N 40 DEG W 515.82 F

WILBUR DOUGLAS J  
511 NE 33 CT  
POMPANO BEACH, FL 33064

**2026**

09-4S-17-08301-031  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	9417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	
TOTALS	924		21,337

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	0%	- 2021									Heated Area: 924 HX Base Yr	
													
BLD DATE												LGL DATE	
XF DATE												LAND DATE	04/09/2025
INC DATE												AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			21,337
TOTAL MARKET OB/XF VALUE			10,412
TOTAL LAND VALUE - MARKET			28,296
TOTAL MARKET VALUE			60,045
SOH/AGL Deduction			5,815
ASSESSED VALUE			54,230
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			54,230
TOTAL JUST VALUE			60,045
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			60,045
SALE:2:1: 11.19 AC @ 2000 PER ACRE.			
SALE:1:1: 10.21 ACRES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
8638	M H	125	07/26/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/0172	8/14/2020	WD	U	I	37	27,500
GRANTOR: WAYNE MILLER & ETAL						
GRANTEE: DOUGLAS J WILBUR						
1419/0171	8/14/2020	PR	U	I	19	27,500
GRANTOR: WAYNE MILLER						
GRANTEE: DOUGLAS J WILBUR						

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	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
2	0031	BARN, MT AE	0	0	24	32	768.00	UT	9.00	9.00	100	2017	2017	3	100	6,912	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

TOTAL OB/XF													
10,412													

LAND DESCRIPTION																								
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	0200	C	MBL HM	0		A-1	0.00	0.00	10.48	AC		1.00	1.00	0.30	9,000.00	2,700.00	28,296							

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W66 S14 E66 N14\$.													