

LOT 6 MAULDIN FARMS S/D.  
763-969, 812-1212, 814-914, 848-

LIZ ROLANDO/LIZ MATILDE  
18956 SW 306TH STREET  
HOMESTEAD, FL 33030

**2026**

09-5S-16-03497-106  


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									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 7,000 <b>TOTAL LAND VALUE - MARKET</b> 55,000 <b>TOTAL MARKET VALUE</b> 62,000 <b>SOH/AGL Deduction</b> 18,743 <b>ASSESSED VALUE</b> 43,257 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 43,257 <b>TOTAL JUST VALUE</b> 62,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 57,000											
																				<b>PERMIT NUM</b> DESCRIPTION AMT ISSUED 000048433 Mobile Home 10/17/2023											
																				<b>SALES DATA</b> OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1062/2222 8/05/2005 WD Q V CD 50,000 GRANTOR: MARY A ROY GRANTEE: ROLANDO AND MATILDE 0848/1469 10/15/1997 WD Q V 04 0 GRANTOR: JOHN ROY GRANTEE: MARY A ROY											
<b>TOTALS</b> <b>EXTRA FEATURES</b> 7173 SW COUNTY ROAD 240, LAKE CITY BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/22/2026 MLU																															
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	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000																	
<b>LAND DESCRIPTION</b>										<b>TOTAL OB/XF</b> 7,000																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	9901	C	AC/XFOB	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000														
<b>REVIEW DATE</b> 11/03/2023 <b>BY</b> JB Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 <b>PRINTED 05/08/2026 BY SYS</b>																															