

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						
															VALUATION BY				STANDARD		
															Tax Group: 3		Tax Dist:				
															BUILDING MARKET VALUE				0		
															TOTAL MARKET OB/XF VALUE				7,000		
															TOTAL LAND VALUE - MARKET				55,000		
															TOTAL MARKET VALUE				62,000		
															SOH/AGL Deduction				18,743		
															ASSESSED VALUE				43,257		
															TOTAL EXEMPTION VALUE				0		
															BASE TAXABLE VALUE				43,257		
															TOTAL JUST VALUE				62,000		
															NCON VALUE				0		
															INCOME VALUE						
															PREVIOUS YEAR MKT VALUE				57,000		
															PERMIT NUM				000048433		
															DESCRIPTION				Mobile Home		
															AMT						
															ISSUED				10/17/2023		
															DOR CODE				9901 AC/XFOB		
															MAP NUM						
															MKT AREA				01		
															NEIGHBORHOOD/LOC				9516.0200 1.00/		
															AREA TYPE						
															TOTAL GROSS AREA						
															PCT OF BASE						
															YEAR						
															TOT ADJ AREA						
															SUBAREA MARKET VALUE						
															TOTALS						
															EXTRA FEATURES				7173 SW COUNTY ROAD 240, LAKE CITY		
															BLD DATE						
															XF DATE						
															INC DATE						
															LGL DATE				04/22/2026		
															LAND DATE				MLU		
															AG DATE						

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1062/2222	8/05/2005	WD	Q	V		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						

SALES DATA						
GRANTOR: MARY A ROY						
GRANTEE: ROLANDO AND MATILDE						
GRANTOR: JOHN ROY						
GRANTEE: MARY A ROY						

BUILDING NOTES						

BUILDING DIMENSIONS						

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		7,000.00	100	2024	2023		100	7,000	
TOTALS															

LAND DESCRIPTION												TOTAL OB/XF													
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	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								