LOT 6 HERLONG ACRES S/D. EX .24
RD R/W TAKEN IN ORB 1236-1469(PR

DELROSAL NANCY/DELROSAL JOSEPH
4011 SAN MIGUEL
TAMPA, FL 33629

2027

10-6S-16-03812-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	51	LOG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	08	08
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

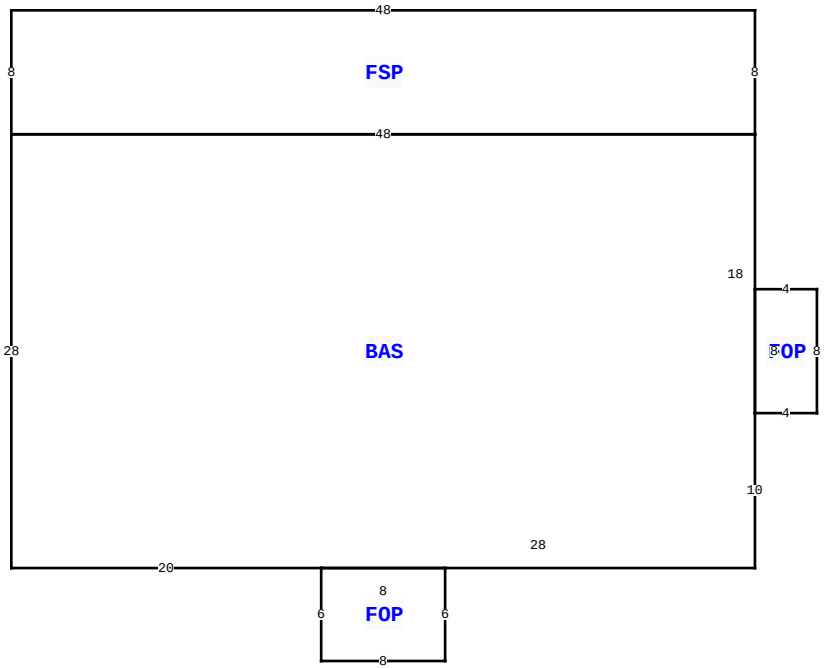
NEIGHBORHOOD/LOC 10616.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	197,064
FOP	32	30		10	1,466
FOP	48	30		14	2,053
FSP	384	40		154	22,580
TOTALS	1,808			1,522	223,163

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,522	177.7248	195.50	297,551	1995	2000	0	0	0	25.00	75.00

1 SINGLE FAM 0% - 0 Heated Area: 1344 HX Base Yr



491 SW CHASTAIN GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1995	1995	3	100	2,000	
2	0001	RES MISC	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	10,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2026	2025		100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	223,163
TOTAL MARKET OB/XF VALUE	21,000
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	299,163
SOH/AGL Deduction	0
ASSESSED VALUE	299,163
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	299,163
TOTAL JUST VALUE	299,163
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	303,216

XFOB:6:1: GUEST HOUSE 1 BEDROOM 1 BATH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054560	Roof Replacement	27,000	11/24/2025
7576	SFR	34,000	09/13/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1332/2742	3/10/2017	WD	Q	I	01	205,000
GRANTOR: CHASTAIN-5 LLC						
GRANTEE: NANCY & JOSEPH DELR						
1176/0656	6/04/2008	WD	Q	I	01	100
GRANTOR: CHARLES H & CHARLOTTE						
GRANTEE: CHASTAIN-5 LLC						

BUILDING NOTES

BUILDING DIMENSIONS

FSP= N8 W48 S8 E48$ BAS= W48S28 E20 FOP= S6 E8 N6 W8$ E28N10
FOP= E4 N8 W4 S8$ N18$.

LAND DESCRIPTION

TOTAL OB/XF 21,000

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 04/29/2026 BY KS Total Acres: 4.76 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/17/2026 BY SYS