

BEG INTERS N LINE OF S1/2 OF NW1  
SR-47, RUN E 1245 FT, S 350 FT,  
E R/W SR-47, N ALONG R/W 350 FT

ALBURY DAVID T/ALBURY JAMIE N  
30705 SW 192 CT  
HOMESTEAD, FL 33030

2026

10-6S-16-03813-002



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	2024
TOTALS	2,356		2024

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
1	MANUF	3	0%	- 2024	Heated Area: 2356		HX Base Yr							
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <span style="position: absolute; top: 0; left: 50%; transform: translate(-50%, 0);">76</span> <span style="position: absolute; bottom: 0; left: 50%; transform: translate(-50%, 0);">76</span> <span style="position: absolute; left: 0; top: 50%; transform: translate(0, -50%);">31</span> <span style="position: absolute; right: 0; top: 50%; transform: translate(0, -50%);">31</span> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%);"> <p>BAS 2024</p> </div> </div>														
				BLD DATE					LGL DATE					
				XF DATE					LAND DATE	05/06/2026	MLU			
				INC DATE					AG DATE					

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			267,382
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			110,000
TOTAL MARKET VALUE			385,182
SOH/AGL Deduction			0
ASSESSED VALUE			385,182
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			385,182
TOTAL JUST VALUE			385,182
NCON VALUE			800
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			380,244
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046323	Mobile Home		01/20/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1480/204	11/28/2022	WD	Q	V	01	95,000
GRANTOR: GLENN JUDY						
GRANTEE: ALBURY DAVID T						
1426/2665	12/21/2020	QC	U	V	11	86,000
GRANTOR: GLENN THOMAS J & STEP						
GRANTEE: GLENN JUDY						

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	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	
2	0296	SHED METAL	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	
TOTALS														2,356	267,382	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=17,21] E76 S31 W76 N31 \$	

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	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					10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							