PARCEL "C" VICTORIA ACRES (DIVIS
DESC AS: COMM NW COR OF SW1/4 OF
FT FOR POB, CONT S 332.60 FT, E

PIARDI STEFANO M
6124 SW 11TH PL, UNIT #A
GAINESVILLE, FL 32607

2027

10-7S-16-04169-103

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10716.01	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

1022 SW FRY AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	77,770
TOTAL MARKET VALUE	77,770
SOH/AGL Deduction	0
ASSESSED VALUE	77,770
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	77,770
TOTAL JUST VALUE	77,770
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	77,770

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054725	Electrical Servic		12/23/2025
000054716	Right-of-Way Acce		12/19/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1554/2286	11/21/2025	WD	Q	V	01	85,000

GRANTOR: MCGINNIS VICTORIA

GRANTEE: PIARDI STEFANO M

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0					10.10	AC		1.00	1.00	0.70	11,000.00	7,700.00	77,770							

REVIEW DATE 06/25/2026 BY NH Total Acres: 10.10 Total Land Value: 77,770 Market: 0 Agricultural: 0 Common: 77,770 PRINTED 11/18/2026 BY SYS