LOT 2 OLENO ESTATES.
605-468, 738-943, 770-856, CT 15

TAVERAS JHOMAR/ORIACH JUANA LETICIA
2048 BONISLE CIR
RIVIERA BEACH, FL 33418

2027

10-7S-17-09984-002

BUILDING CHARACTERISTICS

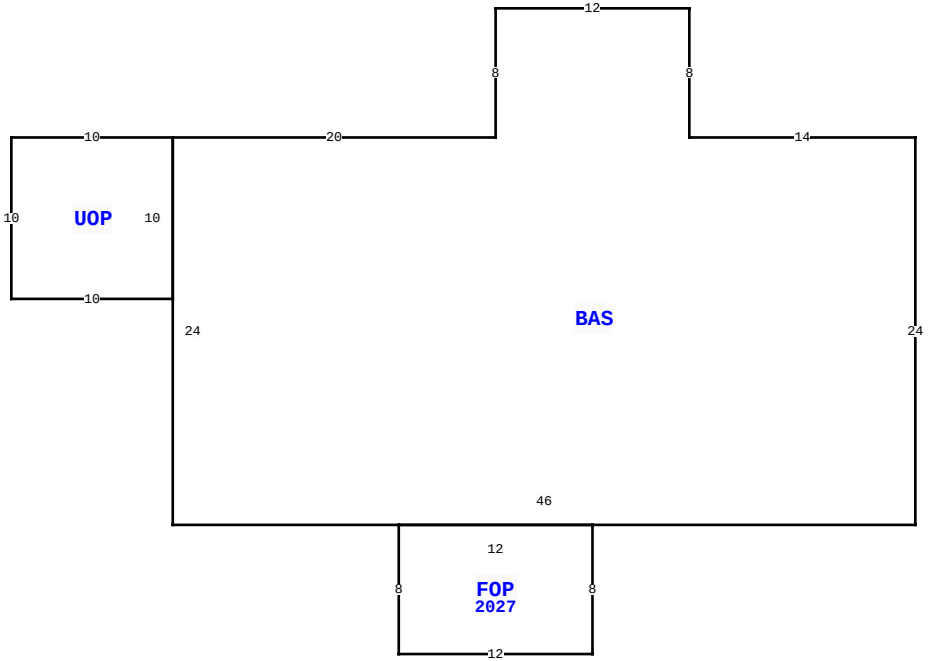
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	02	02 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11717.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	153,878
FOP	96	30	2027	29	3,719
UOP	100	20		20	2,565
TOTALS	1,396			1,249	160,161

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,249	133.2261	146.55	183,041	1955	2015	0	0	0	12.50	87.50

1 SINGLE FAM 0% - 2026 Heated Area: 1200 HX Base Yr



278 SE MARINO WAY, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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
1	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	0040	BARN,POLE	0	0	14	33	1.00	UT	400.00	400.00	50	1993	1993	3	50	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	160,161
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	212,661
SOH/AGL Deduction	111,554
ASSESSED VALUE	101,107
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	101,107
TOTAL JUST VALUE	212,661
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	91,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053649	Remodel	15,000	07/23/2025
000053342	Roof Replacement	2,600	06/10/2025
8472	SFR	100	06/09/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/619	3/05/2026	WD	Q	I	01	310,000
GRANTOR: VILLANUEVA ZOLIA						
GRANTEE: TAVERAS JHOMAR						
1539/1279	4/08/2025	WD	U	I	12	79,000
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: VILLANUEVA ZOLIA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-46,24] E46 U24L0 D0L14 N8 W12 S8 D0L20 S24 $
UOP=[ORIG=-46,0] W10 S10 E10 N10 $
FOP=[YR=2027;ORIG=-20,24] S8 W12 N8 E12 $
.

LAND DESCRIPTION

TOTAL OB/XF 2,500

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	50,000.00	50,000.00	50,000							

REVIEW DATE 08/06/2026 BY TP Total Acres: 4.05 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/17/2026 BY SYS