

(AKA LOT 4 CARDINAL FARMS PHASE
DESC AS): COMM AT SE COR OF SEC,
3266.86 FT, N 22 DG E 510.42 FT,

LARSON ROBIN LYNN REVOCABLE TRUST AGREEMENT UAD SE
3025 NE 14TH AVE
POMPANO BEACH, FL 33064

2026

11-6S-16-03815-104



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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 105,600 TOTAL MARKET VALUE 105,600 SOH/AGL Deduction 36,026 ASSESSED VALUE 69,574 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 69,574 TOTAL JUST VALUE 105,600 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 91,200																																																										
																				PERMIT NUM DESCRIPTION AMT ISSUED 																																																										
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1478/2109</td> <td>11/01/2022</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: LARSON ROBIN L AKA RO</td> </tr> <tr> <td colspan="7">GRANTEE: LARSON ROBIN LYNN R</td> </tr> <tr> <td>0995/1704</td> <td>9/11/2003</td> <td>WD</td> <td>Q</td> <td>V</td> <td></td> <td>41,900</td> </tr> <tr> <td colspan="7">GRANTOR: SUBRANDY LIMITED PART</td> </tr> <tr> <td colspan="7">GRANTEE: ROBIN L LARSON</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1478/2109	11/01/2022	QC	U	V	11	100	GRANTOR: LARSON ROBIN L AKA RO							GRANTEE: LARSON ROBIN LYNN R							0995/1704	9/11/2003	WD	Q	V		41,900	GRANTOR: SUBRANDY LIMITED PART							GRANTEE: ROBIN L LARSON						
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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																																																														
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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	0000	C	VAC RES	0		A-1	0.00	0.00	9.60	AC		1.00	1.00	1.00	11,000.00	11,000.00	105,600																																																													
REVIEW DATE 05/06/2026 BY MLU Total Acres: 9.60 Total Land Value: 105,600 Market: 0 Agricultural: 0 Common: 105,600 PRINTED 06/23/2026 BY SYS																																																																														