BEG AT SE COR OF W 1/2 OF SE 1/4
1/4, W 618.17 FT, N 662.66 FT, E
663.01 TO POB & BEG SE COR OF W1

QUINTERO LILIANA
4000 SW 19TH ST
FORT LAUDERDALE, FL 33317

2027

13-5S-15-00458-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13515.00	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

2598 SW CARPENTER RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	103,200
TOTAL MARKET VALUE	103,200
SOH/AGL Deduction	4,343
ASSESSED VALUE	98,857
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	98,857
TOTAL JUST VALUE	103,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	103,200

LAND:2:1: APPROX 3 YEAR OLD PLANTED PINES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31902	M H	590	06/18/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/304	12/14/2023	QC	U	V	11	100
GRANTOR: BULLARD PROPERTIES IN						
GRANTEE: QUINTERO LILIANA						
1488/841	1/30/2023	WD	U	V	34	50,000
GRANTOR: BULLARD PROPERTIES IN						
GRANTEE: QUINTERO LILIANA						

BUILDING NOTES

BUILDING DIMENSIONS

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

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		A-1	0.00	0.00	8.45	AC		1.00	1.00	1.00	12,000.00	12,000.00	101,400							
2	0000	C	VAC RES	0		A-1	0.00	0.00	0.15	AC		1.00	1.00	1.00	12,000.00	12,000.00	1,800							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 8.60 Total Land Value: 103,200 Market: 0 Agricultural: 0 Common: 103,200 PRINTED 11/17/2026 BY SYS