

COMM NW COR OF NE1/4 OF NW1/4, R  
TO E'LY R/W CR-250, RUN SE ALONG  
POB, CONT SE ALONG R/W 128.06 FT

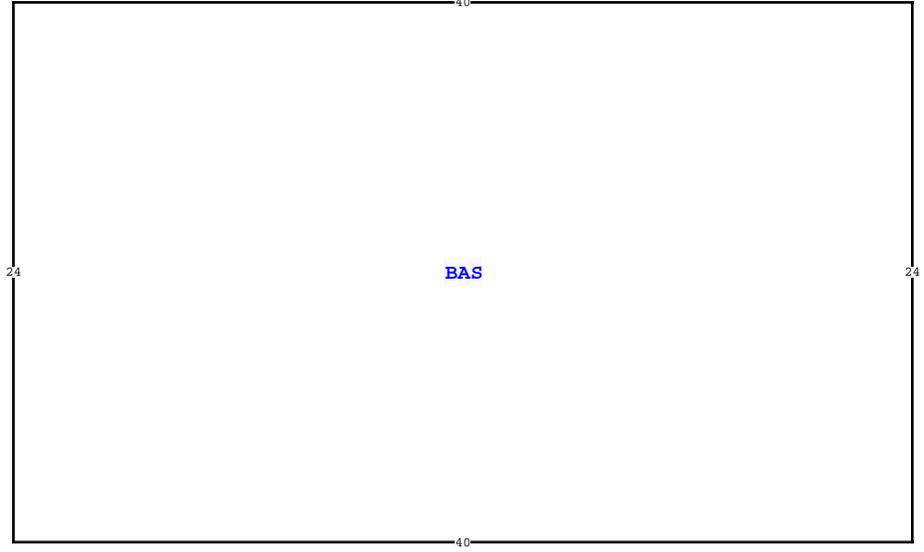
MAYO LARRY  
17325 SW 107TH COURT  
MIAMI, FL 33157

**2026**

15-3S-16-02127-001  
VALUATION SUMMARY

| ELEMENT |                     | BUILDING CHARACTERISTICS |                      |
|---------|---------------------|--------------------------|----------------------|
| CD      | CONSTRUCTION        |                          |                      |
| 08      | WD OR PLY 100       | 0100                     | 01                   |
| 03      | GABLE/HIP 100       |                          |                      |
| 03      | COMP SHNGL 100      |                          |                      |
| 05      | DRYWALL 100         |                          |                      |
| 14      | CARPET 90           |                          |                      |
| 08      | SHT VINYL 10        |                          |                      |
| 03      | CENTRAL 100         |                          |                      |
| 04      | AIR DUCTED 100      |                          |                      |
|         | Bedrooms            | 3                        | 100                  |
|         | Bathrooms           | 1                        | 100                  |
|         | Frame               | 01                       | NONE 100             |
|         | Stories             | 1.                       | 1. 100               |
|         | Architectural Units | 05                       | CONV 100             |
|         | Condition Adj       | 03                       | 03 100               |
|         | Kitchen Adjus       | 01                       | 01 100               |
|         | Quality             | 03                       | 03                   |
|         | DOR CODE            | 0100                     | SINGLE FAMILY        |
|         | MAP NUM             |                          | MKT AREA 01          |
|         | NEIGHBORHOOD/LOC    | 15316.00                 | 1.00/                |
|         | AREA TYPE           | TOTAL GROSS AREA         | PCT OF BASE          |
|         |                     | YEAR                     | TOT ADJ AREA         |
|         |                     |                          | SUBAREA MARKET VALUE |
|         | BAS                 | 960                      | 100                  |
|         |                     |                          | 960                  |
|         |                     |                          | 68,446               |
|         | TOTALS              | 960                      | 960                  |
|         |                     |                          | 68,446               |

| MARKET ADJUSTMENTS |            |           |                  |                |                |            |      |      |      |       |        |
|--------------------|------------|-----------|------------------|----------------|----------------|------------|------|------|------|-------|--------|
| TYPE               | MDL        | EFF. AREA | TOT ADJ PTS      | EFF. BASE RATE | REPL. COST NEW | AYB        | EYB  | ECON | FNCT | NORM  | % COND |
| 1                  | SINGLE FAM | 0% - 0    |                  |                | 105,302        | 1995       | 1995 | 0    | 0    | 35.00 | 65.00  |
|                    |            |           | Heated Area: 960 |                |                | HX Base Yr |      |      |      |       |        |



| COLUMBIA COUNTY PROPERTY  |           | PAGE 1 of 1 | 3      |
|---------------------------|-----------|-------------|--------|
| VALUATION BY              |           | STANDARD    |        |
| Tax Group: 3              | Tax Dist: |             |        |
| BUILDING MARKET VALUE     |           |             | 68,446 |
| TOTAL MARKET OB/XF VALUE  |           |             | 0      |
| TOTAL LAND VALUE - MARKET |           |             | 18,000 |
| TOTAL MARKET VALUE        |           |             | 86,446 |
| SOH/AGL Deduction         |           |             | 0      |
| ASSESSED VALUE            |           |             | 86,446 |
| TOTAL EXEMPTION VALUE     |           |             | 0      |
| BASE TAXABLE VALUE        |           |             | 86,446 |
| TOTAL JUST VALUE          |           |             | 86,446 |
| NCON VALUE                |           |             | 0      |
| INCOME VALUE              |           |             |        |
| PREVIOUS YEAR MKT VALUE   |           |             | 82,248 |

| PERMIT NUM | DESCRIPTION      | AMT   | ISSUED     |
|------------|------------------|-------|------------|
| 000044276  | Roof Replacement | 5,400 | 04/26/2022 |

| SALES DATA           |            |           |     |     |        |            |
|----------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number    | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 0930/0341            | 6/26/2001  | WD        | Q   | I   | 06     | 26,500     |
| GRANTOR: LARRY MAYO  |            |           |     |     |        |            |
| GRANTEE: ARTHUR MAYO |            |           |     |     |        |            |
| 0801/0796            | 11/09/1994 | WD        | Q   | V   | 03     | 1,700      |
| GRANTOR: LARRY MAYO  |            |           |     |     |        |            |
| GRANTEE: ARTHUR MAYO |            |           |     |     |        |            |

| EXTRA FEATURES |            |             |         |   |   |       |    |       |                |           |         |
|----------------|------------|-------------|---------|---|---|-------|----|-------|----------------|-----------|---------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
|                |            |             |         |   |   |       |    |       |                |           |         |

| TOTAL OB/XF |         |          |            |           |         |     |  |  |  |  |  | 0 |  |
|-------------|---------|----------|------------|-----------|---------|-----|--|--|--|--|--|---|--|
| BLD DATE    | XF DATE | INC DATE | LGL DATE   | LAND DATE | AG DATE |     |  |  |  |  |  |   |  |
|             |         |          | 04/20/2026 |           |         | MLU |  |  |  |  |  |   |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|                |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING DIMENSIONS     |  |  |  |  |  |  |  |  |  |  |  |
|-------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W40 S24 E40 N24\$. |  |  |  |  |  |  |  |  |  |  |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     | TOTAL OB/XF |        |         |            |                |            |                             |      |         |      |     |    | 0      |  |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT 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  | 1.50        | AC        |     | 1.00        | 1.00   | 1.00    | 12,000.00  | 12,000.00      | 18,000     |                             |      |         |      |     |    |        |  |