

LOT 10 COUNTRY CREEK S/D.
391-276, 667-589, 732-906, WD 11

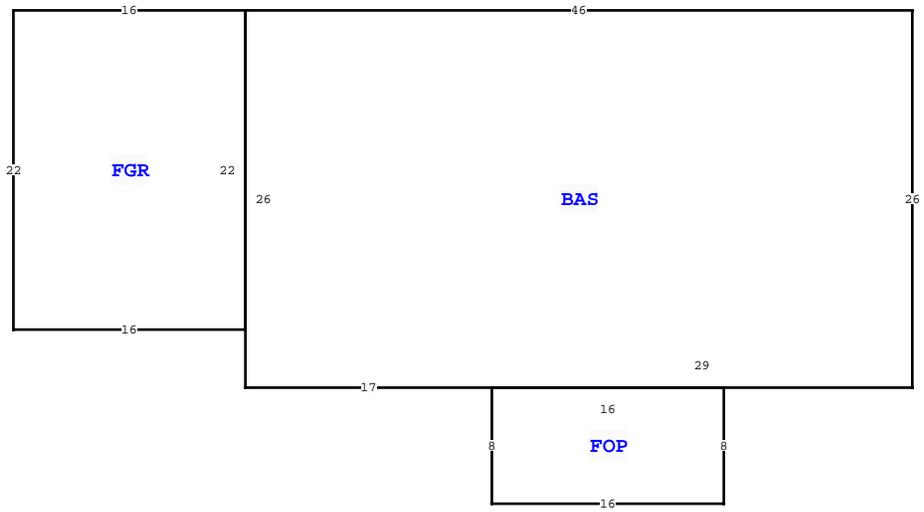
CORRAO MICHAEL/BUCCHI LONNIE
517 HARDWOOD CIR
ORLANDO, FL 32828

2026

15-4S-17-08359-050
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Architectual	05	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15417.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,196	100	
FGR	352	55	
FOP	128	30	
TOTALS	1,676		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,428	119.2000	135.89	194,051	2008	2008	0	0	17.00	83.00	
1 SINGLE FAM			0% - 0	Heated Area: 1196				HX Base Yr				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			161,062
TOTAL MARKET OB/XF VALUE			3,572
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			183,134
SOH/AGL Deduction			0
ASSESSED VALUE			183,134
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			183,134
TOTAL JUST VALUE			183,134
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			182,208

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27072	SFR	532	06/09/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1340/0925	7/07/2017	WD	Q	I	01	120,000
GRANTOR: ZACH MOSS						
GRANTEE: MICHAEL CORRAO & LO						
1141/1295	1/23/2008	WD	Q	V		22,000
GRANTOR: RUIZ						
GRANTEE: ZACH MOSS						

EXTRA FEATURES		265 SE BREAM LOOP, LAKE CITY														
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
1	0296	SHED METAL	0	0	8	10	UT	5.00	5.00	100	2004	2004	3	100	400	
2	0166	CONC, PAVMT	0	0	0	0	UT	3.00	3.00	100	2008	2008	3	100	2,772	
3	0169	FENCE/WOOD	0	0	0	0	UT	0.00	0.00	100	2013	2013	3	100	400	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		04/21/2023	MLU

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W46 FGR= W16 S22 E16 N22\$ S26 E17 FOP= S8 E16 N8 W16\$ E29 N26\$.												

LAND DESCRIPTION													TOTAL OB/XF 3,572												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								