

LOT 16 TUSTENUGGEE RIDGE FIRST
 ADDITION. ORB 995-1842,
 WD 1052-577.

BETHEL MICHAEL J
 10560 NW 18TH CT
 PLANTATION, FL 33322

2026

18-6S-17-09696-216



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 65,000 TOTAL MARKET VALUE 65,000 SOH/AGL Deduction 16,685 ASSESSED VALUE 48,315 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 48,315 TOTAL JUST VALUE 65,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 55,000										
DOR CODE 0000 VACANT																	PERMIT NUM DESCRIPTION AMT ISSUED										
MAP NUM																											
NEIGHBORHOOD/LOC 18617.00 1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE												SALES DATA OFF RECORD Number DATE TYPE INST Q / V / I / CD RSN CD SALE PRICE 1052/0577 7/15/2005 WD U V 08 44,000 GRANTOR: MAGGI GRANTEE: BETHEL 0995/1842 9/15/2003 WD U V 08 18,000 GRANTOR: COLUMBIA PLANTATION C GRANTEE: EDWARD C SR & ANITA										
TOTALS																	BUILDING NOTES BUILDING DIMENSIONS										
EXTRA FEATURES																											
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											
																	LAND DESCRIPTION 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										
																	TOTAL OB/XF 0										
1	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000										
REVIEW DATE 05/07/2026 BY MLU Total Acres: 6.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/29/2026 BY SYS																											