LOT 5 COLUMBIA ACRES S/D.

ORB 739-125, 794-2204

CASON MURRY E/CASON LUCILLE E
8611 NW 10TH ST, C/O DAWN PINTADO
PEMBROKE PINES, FL 33024

2027

18-7S-17-10013-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

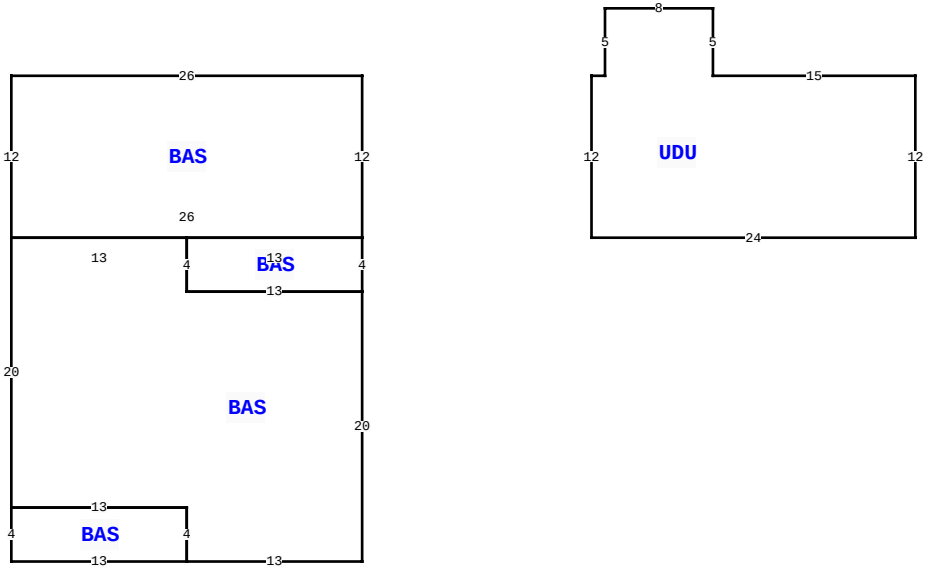
NEIGHBORHOOD/LOC 18717.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	52	100		52	4,467
BAS	52	100		52	4,467
BAS	312	100		312	26,804
BAS	520	100		520	44,673
UDU	328	55		180	15,464
TOTALS	1,264			1,116	95,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,116	120.1560	132.17	147,502	1980	1980	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2025 Heated Area: 936 HX Base Yr



2300 SW COUNTY ROAD 778 , FORT WHITE

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE 05/07/2026 MLU | AG DATE

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
1	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0060	CARPORT F	0	0	12	20	240.00	UT	5.00	5.00	100	1993	1993	3	100	1,200	
3	0070	CARPORT UF	0	0	18	20	360.00	UT	3.00	3.00	50	1993	1993	3	50	540	
4	0294	SHED WOOD/	0	0	10	12	120.00	UT	7.50	7.50	50	1993	1993	3	50	450	
5	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
6	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
8	0264	PRCH,FSP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,800	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	95,876
TOTAL MARKET OB/XF VALUE	8,290
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	169,166
SOH/AGL Deduction	0
ASSESSED VALUE	169,166
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	169,166
TOTAL JUST VALUE	169,166
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	170,907

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054103	Remodel	6,120	09/22/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0794/2204	8/12/1994	WD	U	I	12	45,500
GRANTOR: FRANKLIN R & LORETTA						
GRANTEE: MURRY E & LUCILLE E						
0739/0125	12/14/1990	WD	U	I	12	37,500
GRANTOR: STAFFORD-LEE						
GRANTEE: FRANKLIN BARRON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 S20 BAS= S4 E13 N4 W13$ E13 S4 E13 N20 BAS= N4 BAS= N12 W26 S12 E26$ W13 S4 E13$ W13 N4$ PTR= E30 UDU= E24 N12 W15 N5 W8 S5 W1 S12$ W30$.

LAND DESCRIPTION

TOTAL OB/XF 8,290

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	0100	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 12/12/2017 BY DF Total Acres: 5.17 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS