

SWL/4 OF LOT 5 VALLEY PARK S/D.
425-107, 850-1836, WD 1031-1012,

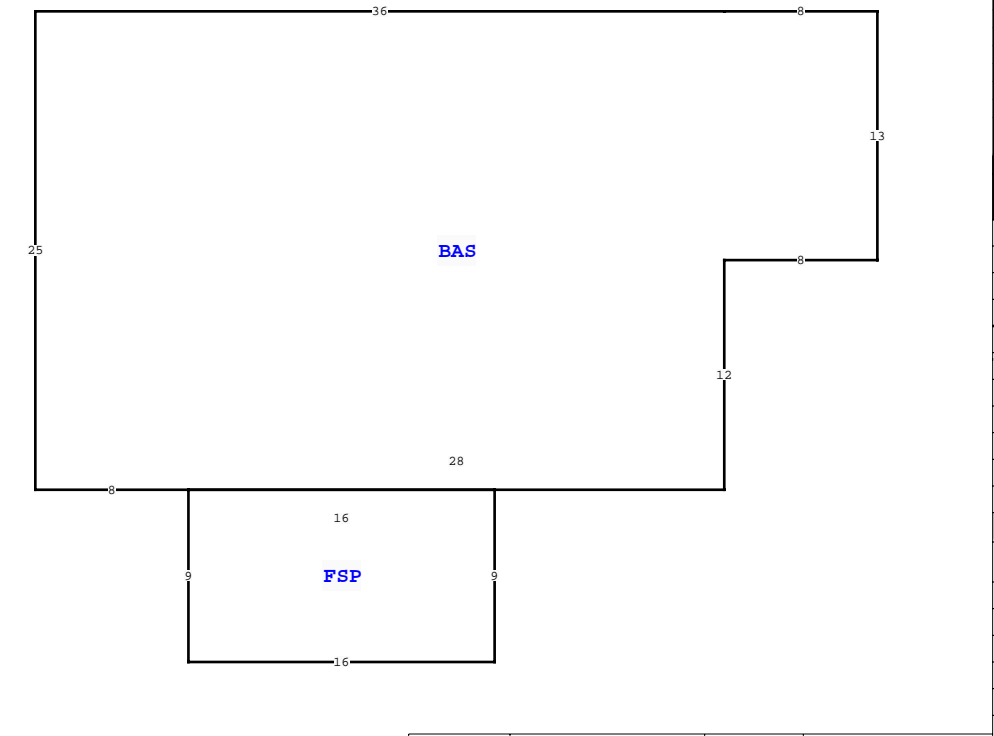
WALDO PROPERTY LLC
7901 4TH ST N, SUITE 300
ST PETERSBURG, FL 33702

2026

19-3S-17-05109-000


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	11 CLAY TILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	01 01 100
Kitchen Adjus	01 01 100
Quality	03 03
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,062	81.6653	91.47	97,141	1950	1950	0	0	35.00	65.00		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			63,142
TOTAL MARKET OB/XF VALUE			3,244
TOTAL LAND VALUE - MARKET			2,506
TOTAL MARKET VALUE			68,892
SOH/AGL Deduction			0
ASSESSED VALUE			68,892
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			68,892
TOTAL JUST VALUE			68,892
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			68,892

MAP NUM	MKT AREA	07			
19317.030	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,004	100		1,004	59,693
FSP	144	40		58	3,448
TOTALS	1,148			1,062	63,142

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/1368	5/17/2022	WD	U	I	11	100
GRANTOR: MIMS TOBY						
GRANTEE: WALDO PROPERTY LLC						
1466/1375	5/09/2022	WD	U	I	11	100
GRANTOR: MIMS TOBY						
GRANTEE: WALDO PROPERTY LLC						

333 NW WALDO ST, 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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
3	0210	GARAGE U	0	0	12	18	216.00	UT	18.00	18.00	50	1993	1993	3	50	1,944	
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W36 S25 E8 FSP= S9 E16N9 W16\$ E28 N12 E8 N13 W8\$.	

LAND DESCRIPTION										TOTAL OB/XF														
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			0.00	0.00	10,025.00	SF		1.00	1.00	1.00	0.25	0.25	2,506							