

LOT 10 BLK B 242 VILLAGE REPLAT.
636-722, 655-215, 669-377, WD 10

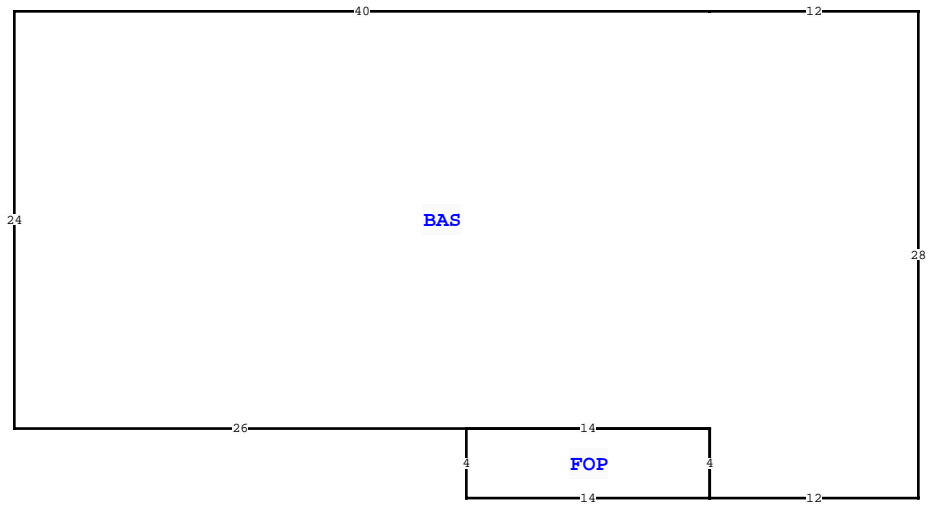
VRASTIL LORA L/VRASTIL TIMOTHY RICHARD
3525 MAPLE AVE
MANHATTACN BEACH, CA 90266

2026

21-4S-17-08640-116
VALUATION SUMMARY

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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

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%	- 2022								
				Heated Area: 1296			HX Base Yr				



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	103,126
FOP	56	30		17	1,353
TOTALS	1,352			1,313	104,479

229 SW COLISEUM PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	650	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			104,479
TOTAL MARKET OB/XF VALUE			750
TOTAL LAND VALUE - MARKET			22,000
TOTAL MARKET VALUE			127,229
SOH/AGL Deduction			0
ASSESSED VALUE			127,229
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			127,229
TOTAL JUST VALUE			127,229
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			120,229

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1450/1624	8/25/2021	WD	U	I	30	114,000
GRANTOR: AIRSUPERIORITY LLC						
GRANTEE: VRASTIL LORA L						
1310/1090	2/16/2016	WD	U	I	12	40,000
GRANTOR: DESJARDINS FLORIDA LO						
GRANTEE: AIRSUPERIORITY LLC						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 S24 E26 FOP= S4 E14 N4 W14\$ E14 S4 E12 N28 W12 \$.	

LAND DESCRIPTION										TOTAL OB/XF										750				
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-21	30.00	241.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							