

W1/2 OF THE FOLLOWING: COMM SE C
OF SE1/4 OF SW1/4, RUN N 42.94 F
N R/W OF SR-242, FOR POB, CONT N

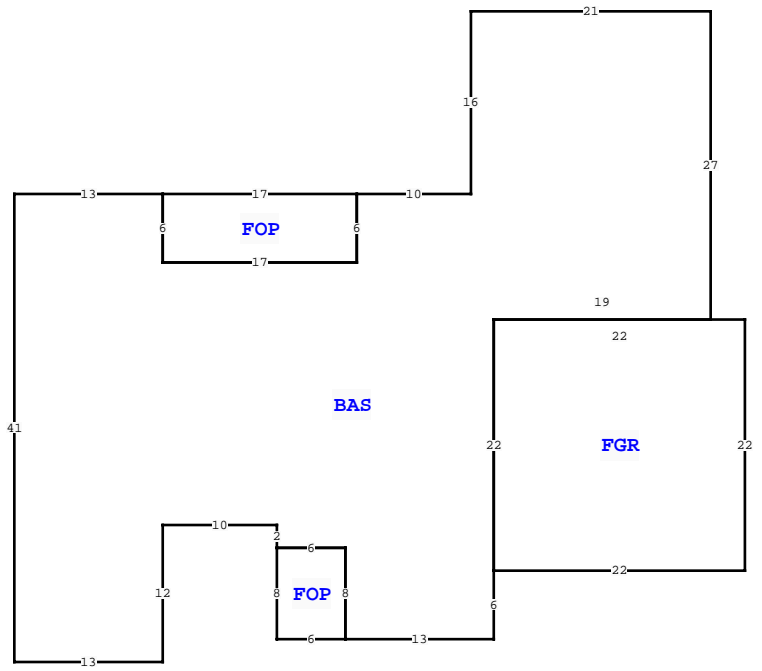
BARALT JUAN RAFAEL/BARALT GRETCHEN M
1329 NW 101ST DR
GAINESVILLE, FL 32606

2026

22-4S-16-03091-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,959	100	
FGR	484	55	
FOP	48	30	
FOP	102	30	
TOTALS	2,593		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,270	130.4622	146.12	331,692	1993	1993	0	0	0	32.00	68.00
1 SINGLE FAM			0% - 0	Heated Area: 1959			HX Base Yr					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			225,551	
TOTAL MARKET OB/XF VALUE			12,421	
TOTAL LAND VALUE - MARKET			63,800	
TOTAL MARKET VALUE			301,772	
SOH/AGL Deduction			0	
ASSESSED VALUE			301,772	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			301,772	
TOTAL JUST VALUE			301,772	
NCON VALUE			0	
INCOME VALUE			0	
PREVIOUS YEAR MKT VALUE			305,088	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32012	MAINT/ALTR	75	06/04/2014
7331	SFR	53,000	07/02/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0926/0117	4/24/2001	QC	Q	I	01	100

GRANTOR: JUAN & GRETCHEN BARAL
GRANTEE: GRETCHEN M BARALT R
0814/0102 | 11/21/1995 | WD | Q | I | 133,000
GRANTOR: THEODORE L JR & BRAND
GRANTEE: JUAN RAFAEL & GRETC

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	0
2	0166	CONC, PAVMT	0	0	20	20	400.00	UT	1.40	1.40	100	0
3	0166	CONC, PAVMT	0	0	3	58	174.00	UT	1.40	1.40	100	0
4	0258	PATIO	0	0	23	16	368.00	UT	1.40	1.40	100	0
5	0296	SHED METAL	0	0	6	10	60.00	UT	12.00	12.00	100	2007
6	0296	SHED METAL	0	0	6	8	48.00	UT	12.00	12.00	100	2007
7	0296	SHED METAL	0	0	6	10	60.00	UT	12.00	12.00	100	2007
8	0070	CARPORT UF	0	0	60	20	1,200.00	UT	2.50	2.50	100	2007
9	0296	SHED METAL	0	0	12	24	288.00	UT	12.00	12.00	100	2007
10	0294	SHED WOOD/	0	0	12	7	84.00	UT	7.50	7.50	100	2007

TOTAL OB/XF												
12,421												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	0		A-1	0.00	0.00	6.38	AC		1.00

BUILDING NOTES												
BLD DATE: 04/10/2025 MLU												

BUILDING DIMENSIONS												
BAS= W21 S16 W10 FOP= W17 S6E17 N6S S6 W17 N6 W13 S41 E13 N12 E10 S2 FOP= S8 E6 N8 W6S6 S8 E13 N6 FGR= E22 N22 W22 S22N22 E19 N27\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	0		A-1	0.00	0.00	6.38	AC		1.00