LOT 13 PINE OAK HAMMOCK S/D.
WD 1376-180, WD 1438-2717, QC 15

AGUDELO JAIRO ANTONIO/AGUDELO MARIA MARGARITA
6311 SOUTH RENELLIE COURT
TAMPA, FL 33616

2026

22-6S-17-09736-113

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22617.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

312 SW HAMMOCK CIR, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	40,000
TOTAL MARKET VALUE	47,000
SOH/AGL Deduction	9,600
ASSESSED VALUE	37,400
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	37,400
TOTAL JUST VALUE	47,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	34,000

SALE:3:1: LOT 13, PINE OAK HAMMOCK
SALE:2:1: LOT 13, PINE OAK HAMMOCK

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050888	New Residential C	115,000	09/23/2024
000050287	RV - Recreational		07/05/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/2383	3/03/2025	QC	U	V	11	100
GRANTOR: AGUDELO JAIRO ANTONIO						
GRANTEE: AGUDELO JAIRO ANTON						
1438/2717	5/24/2021	WD	Q	V	01	35,000
GRANTOR: VARGAS JAVIER ALBERTO						
GRANTEE: AGUDELO JAIRO ANTON						

BUILDING NOTES

BUILDING DIMENSIONS

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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0700	C	MISC RES	0		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 04/07/2025 BY JB Total Acres: 4.16 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 05/08/2026 BY SYS