COMM SW COR OF SE1/4, N 295.16 F
187.73 FT, E 1326.87 FT, S 482.9
FT, N 295.16 FT, W 295.16 FT TO

VINT NATHANIEL EUGENE
3947 LAKE SAINT GEORGE
PALM HARBOR, FL 34684

2026

23-2S-15-00069-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	23215.00	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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	64,821
TOTAL MARKET VALUE	64,821
SOH/AGL Deduction	2,074
ASSESSED VALUE	62,747
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	62,747
TOTAL JUST VALUE	64,821
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	59,419

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/406	10/11/2022	WD	Q	V	05	157,500
GRANTOR: DAVIS DONALD R						
GRANTEE: VINT NATHANIEL EUGE						
1274/0087	4/21/2014	WD	Q	V	01	35,000
GRANTOR: JUANITA HOLTON						
GRANTEE: DONALD R DAVIS & DI						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	12.71	AC		1.00	1.00	0.85	6,000.00	5,100.00	64,821							

REVIEW DATE 05/12/2026 BY MLU Total Acres: 12.71 Total Land Value: 64,821 Market: 0 Agricultural: 0 Common: 64,821 PRINTED 06/12/2026 BY SYS