

THE W 300 FT OF SE1/4 OF NW1/4.
287-254, 381-137, 699-477, 735-6

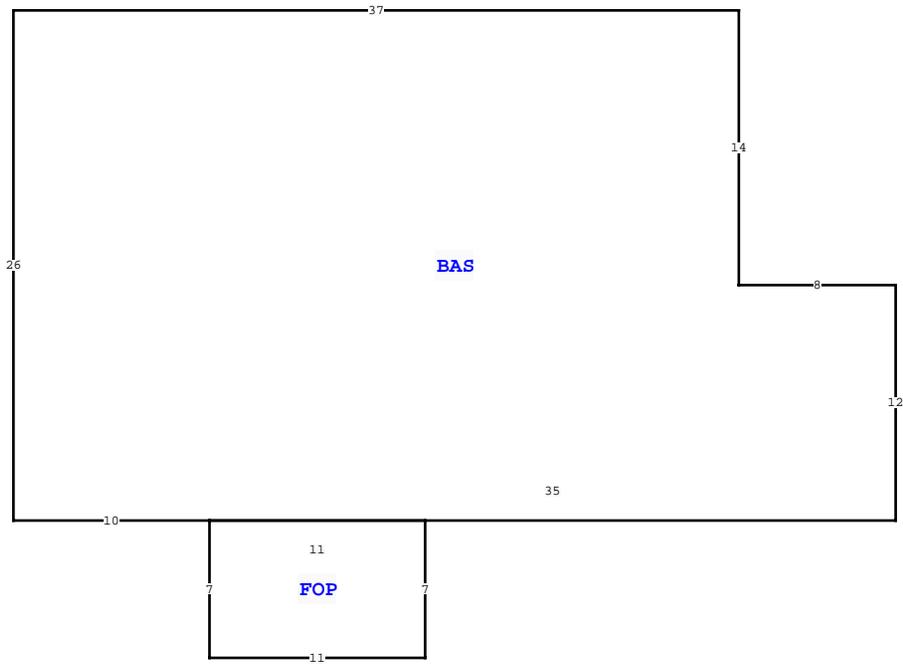
JOHNSON JUNE/TUNSIL JOYCE P
5280 SW 8TH ST
PLANTATION, FL 33317

2026

24-2S-16-01739-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
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	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	24216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,058	100	
FOP	77	30	
TOTALS	1,135		1,081 90,199

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%	- 2023								
				Heated Area: 1058			HX Base Yr				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			90,199
TOTAL MARKET OB/XF VALUE			400
TOTAL LAND VALUE - MARKET			59,280
TOTAL MARKET VALUE			99,373
SOH/AGL Deduction			0
ASSESSED VALUE			99,373
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			99,373
TOTAL JUST VALUE			149,879
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			148,298

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/17	8/13/2022	WD	U	I	16	44,600
GRANTOR: MILDRED V PINKSTON						
GRANTEE: JOHNSON JUNE						
1451/2763	11/01/2021	LE	U	I	14	100
GRANTOR: PINKSTON MILDRED V						
GRANTEE: PINKSTON MILDRED V						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0120	CLFENCE	4	0	0	0	0	0.00	0.00	100	2008
TOTALS											

TOTAL OB/XF											
400											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF				
			04/11/2025		07/28/2022						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W37 S26 E10 FOP= S7 E11N7 W11S E35 N12 W8 N14S.											

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	6,500							
2	6200	A	PASTURE 3	0		00	0.00	0.00	8.12	AC		1.00	1.00	1.00	280.00	280.00	2,274							
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	8.12	AC		1.00	1.00	1.00	6,500.00	6,500.00	52,780							