

LOTS 22 & 23 SPRING HOLLOW S/D &
 ADJACENT TO W BNDRY OF LOTS DESC
 382-160.

DUENAS JOSEPH ROY
 4215 NORTHWEST 10TH STREET
 GAINESVILLE, FL 32609

2026

24-3S-16-02273-015



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 48,000 TOTAL MARKET VALUE 48,000 SOH/AGL Deduction 4,077 ASSESSED VALUE 43,923 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 43,923 TOTAL JUST VALUE 48,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 48,000																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1452/1099</td> <td>11/12/2021</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>28,500</td> </tr> </tbody> </table> GRANTOR: BOVA RICHARD A GRANTEE: DUENAS JOSEPH ROY 1050/0574 6/24/2005 WD Q V 42,500 GRANTOR: KUYDENDALL GRANTEE: BOVA & AICHER JTWR										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1452/1099	11/12/2021	WD	Q	V	01	28,500
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1452/1099	11/12/2021	WD	Q	V	01	28,500																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 04/22/2025 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																											
																	BUILDING NOTES 																										
																	BUILDING DIMENSIONS 																										
LAND DESCRIPTION										TOTAL OB/XF										0																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	0000	C	VAC RES	0		RSF-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000																										
REVIEW DATE 04/22/2025 BY MLU Total Acres: 0.98 Total Land Value: 48,000 Market: 0 Agricultural: 0 Common: 48,000 PRINTED 06/08/2026 BY SYS																																											