

COMM AT SE COR OF NW1/4 OF NE1/4
TO POB, W 603.58 FT TO E R/W LIN
59 DEG W 348.01 FT TO POINT OF C

AARON SHEVONDA ATIKA
4818 S SERMORAN BLVD, # 505
ORLANDO, FL 32822

2026

24-5S-17-09355-005


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: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 46,035 TOTAL MARKET VALUE 3,498 SOH/AGL Deduction 0 ASSESSED VALUE 3,498 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 3,498 TOTAL JUST VALUE 46,035 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 40,920																																																										
																				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>1523/1649</td> <td>12/13/2024</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: AARON JOHN M</td> </tr> <tr> <td colspan="7">GRANTEE: AARON SHEVONDA ATIK</td> </tr> <tr> <td>1524/1652</td> <td>10/13/2023</td> <td>QC</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: AARON JOHN M</td> </tr> <tr> <td colspan="7">GRANTEE: ADUSEI-POKU ETHEL A</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1523/1649	12/13/2024	QC	U	V	11	100	GRANTOR: AARON JOHN M							GRANTEE: AARON SHEVONDA ATIK							1524/1652	10/13/2023	QC	U	V	11	100	GRANTOR: AARON JOHN M							GRANTEE: ADUSEI-POKU ETHEL A						
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DOR CODE 5200 CROPLAND CLS2 MAP NUM _____ MKT AREA _____ 02 NEIGHBORHOOD/LOC 24517.00 1.00/										BLD DATE _____ XF DATE _____ INC DATE _____ LGL DATE 05/06/2026 LAND DATE _____ AG DATE _____										TOTALS _____ _____ _____ _____ _____ _____ _____ _____ _____ _____																																																										
EXTRA FEATURES																																																																														
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																																																														
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1	5600	A	TIMBER 3	0					3.23	AC		1.00	1.00	1.00	281.00	281.00	908																																																													
2	5200	A	CROPLAND 2	0					7.00	AC		1.00	1.00	1.00	370.00	370.00	2,590																																																													
3	9910	M	MKT.VAL.AG	0					10.23	AC		1.00	1.00	1.00	4,500.00	4,500.00	46,035																																																													
REVIEW DATE 05/06/2026 BY MLU Total Acres: 10.23 Total Land Value: 3,498 Market: 46,035 Agricultural: 3,498 Common: 0 PRINTED 05/12/2026 BY SYS																																																																														