

COMM NW COR, RUN E 452.56 FT FOR
207.44 FT, W 123.83 FT, N 207.44
FT TO POB, EX THE S 52.25 FT.

HOME NATION COCOA LLC
PO BOX 20718
BRADENTON, FL 34204

2026

26-3S-15-00229-012


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 5,720 TOTAL MARKET VALUE 5,720 SOH/AGL Deduction 0 ASSESSED VALUE 5,720 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 5,720 TOTAL JUST VALUE 5,720 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 5,720																							
																				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>1522/1906</td> <td>8/27/2024</td> <td>WD Q</td> <td>Q</td> <td>I</td> <td>05</td> <td>300,000</td> </tr> </tbody> </table> GRANTOR: VALROY LLC GRANTEE: HOME NATION COCOA L 1320/0570 8/11/2016 WD U V 30 100 GRANTOR: HOMER LAND TRUST GRANTEE: VALROY LLC										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1522/1906	8/27/2024	WD Q	Q	I	05	300,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1522/1906	8/27/2024	WD Q	Q	I	05	300,000																																					
																				BUILDING NOTES 																							
																				BUILDING DIMENSIONS 																							
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE																							
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																											
																	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	DPHT 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		A-1	0.00	0.00	0.44	AC		1.00	1.00	1.00	13,000.00	13,000.00	5,720																										
REVIEW DATE 02/23/2023 BY ks Total Acres: 0.44 Total Land Value: 5,720 Market: 0 Agricultural: 0 Common: 5,720 PRINTED 06/23/2026 BY SYS																																											