

LOT 15 VILLAGE ON THE GREEN S/D.
627-578, LE 1243-1334, DC 1414-7

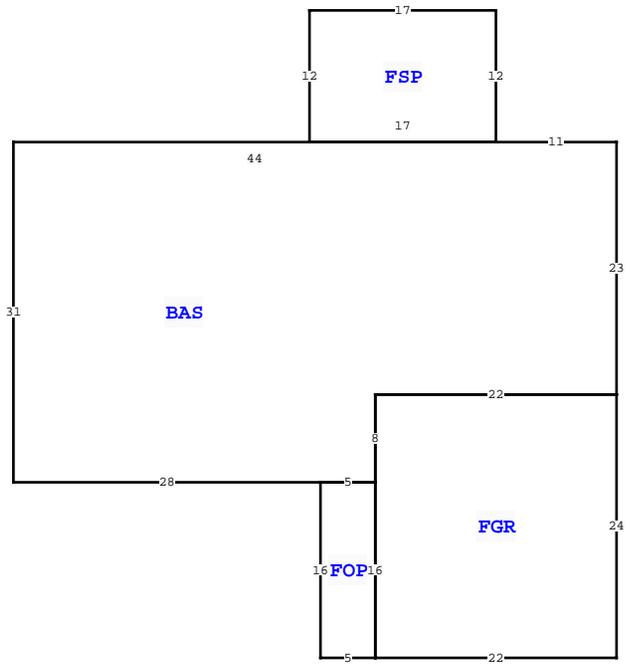
SOWARDS ALETA
6514 MEADOWBROOK LN
NEW PORT RITCHEY, FL 34653

2026

26-3S-16-02307-115
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	50
Exterior Wall	31	VINYL SID	50
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	26316.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,529	100	
FGR	528	55	
FOP	80	30	
FSP	204	40	
TOTALS	2,341		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,925	125.2350	142.77	274,832	1987	2010	0	0	16.88	83.12		
1 SINGLE FAM 0% - 2025 Heated Area: 1529 HX Base Yr													



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 2	STANDARD	Tax Dist:
BUILDING MARKET VALUE		228,440	
TOTAL MARKET OB/XF VALUE		1,890	
TOTAL LAND VALUE - MARKET		29,750	
TOTAL MARKET VALUE		260,080	
SOH/AGL Deduction		0	
ASSESSED VALUE		260,080	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		260,080	
TOTAL JUST VALUE		260,080	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		250,365	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047968	Roof Replacement	13,330	08/23/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1526/1439	10/28/2024	WD	U	I	30	300,000

GRANTOR: SCOTT DELPHA
GRANTEE: SOWARDS ALETA
1487/1294 2/17/2023 LE U I 14 100
GRANTOR: SCOTT DELPHA AKA DELP
GRANTEE: SOWARDS MICHAEL

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING DIMENSIONS
BAS= W11 FSP= N12 W17 S12 E17\$ W44 S31 E28 FOP= S16 E5 N16 W5\$E5 FGR= S16 E22 N24 W22 S8\$ N8 E22 N23\$.

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
1	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,390	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	500	

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	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		RSF-21	20.00	195.00	1.00	LT		1.00	1.00	0.85	35,000.00	29,750.00	29,750							