

LOT 33 SHADOW WOOD S/D UNIT 2.  
756-1532, 804-2185, 1010-75, WD

BENNETT SUSAN K/BENNETT DAVID L  
10840 N 102ND ST  
LARGO, FL 33773

**2026**

27-6S-17-09784-133  


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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 7,800 <b>TOTAL LAND VALUE - MARKET</b> 72,540 <b>TOTAL MARKET VALUE</b> 80,340 <b>SOH/AGL Deduction</b> 13,138 <b>ASSESSED VALUE</b> 67,202 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 67,202 <b>TOTAL JUST VALUE</b> 80,340 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 63,600																							
																				<b>SALES DATA</b> <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>1032/2059</td> <td>12/06/2004</td> <td>WD</td> <td>Q</td> <td>V</td> <td></td> <td>26,000</td> </tr> </tbody> </table> GRANTOR: JOSEPH WHEELER GRANTEE: SUSAN K & DAVID L B 1010/0075 3/10/2004 PR Q V 01 100 GRANTOR: JOSEPH WHEELER (PERS) GRANTEE: JOSEPH WHEELER										OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	1032/2059	12/06/2004	WD	Q	V		26,000
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE																																					
1032/2059	12/06/2004	WD	Q	V		26,000																																					
<b>EXTRA FEATURES</b> 105 SE COMET CT, LAKE CITY										BLD DATE XF DATE INC DATE					LGL DATE LAND DATE AG DATE					05/06/2026 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																										
1	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800																											
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																											
<b>TOTALS</b>																																											
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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	9901	C	AC/XFOB	0		00	0.00	0.00	5.58	AC		1.00	1.00	1.00	13,000.00	13,000.00	72,540																										
<b>REVIEW DATE</b> 04/15/2026 <b>BY</b> robin Total Acres: 5.58 Total Land Value: 72,540 Market: 0 Agricultural: 0 Common: 72,540 <b>PRINTED 06/23/2026 BY SYS</b>																																											