

NW DIV: COMM 38.2 FT E OF NW COR  
 35 FT FOR POB, CONT E 59.2 FT, S  
 FT, N 110 FT TO POB.

WIGGINS MELANESE  
 604 S TEXAS AVE  
 ORLANDO, FL 32805

**2026**

30-3S-17-11704-000  


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 STANDARD Tax Group: 1 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 2,842 TOTAL MARKET VALUE 2,842 SOH/AGL Deduction 0 ASSESSED VALUE 2,842 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,842 TOTAL JUST VALUE 2,842 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 2,842																																																																					
															XFOB:1:1: FLEETWOOD MH (PER PROP CARD-NO RP FORM)																																																																					
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REVIEW DATE 11/05/2015 BY DF Total Acres: 0.13 Total Land Value: 2,842 Market: 0 Agricultural: 0 Common: 2,842 PRINTED 06/08/2026 BY SYS																																																																																				