

(LOT 6 SANTUCKNEE EST UNR)
 COMM NW COR OF SW1/4, RUN S
 ALONG W LINE 664.22 FT, RUN E

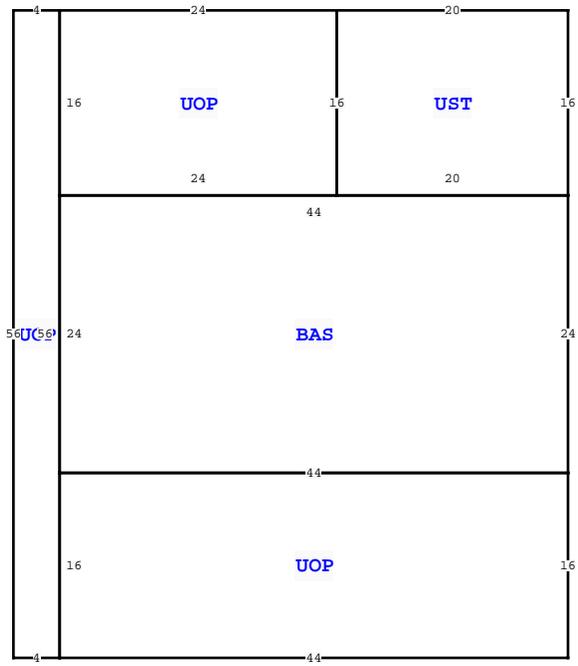
PEREZ CYNTHIA J
 17165 NW 190TH RD
 OKEECHOBEE, FL 34972

2026

30-6S-16-04001-106


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30616.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,056	100	
UOP	224	25	
UOP	384	25	
UOP	704	25	
UST	320	45	
TOTALS	2,688		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0201	02	1,528	114.9000	110.30	168,538	2007	2007	0	0	45.00	55.00		
1 MANUF 1 0% - 0 Heated Area: 1056 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	92,696		
TOTAL MARKET OB/XF VALUE	8,000		
TOTAL LAND VALUE - MARKET	110,110		
TOTAL MARKET VALUE	210,806		
SOH/AGL Deduction	37,886		
ASSESSED VALUE	172,920		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	172,920		
TOTAL JUST VALUE	210,806		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	198,818		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25662	M H	468	03/28/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1263/0169	9/16/2013	QC	U	I	11	100
GRANTOR: CYNTHIA J & JOSE R PE						
GRANTEE: CYNTHIA J						
1263/0166	9/16/2013	QC	U	I	11	100
GRANTOR: MICHAEL K STEARNS & L						
GRANTEE: CYNTHIA J & JOSE R						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BAS= W44 S24 E44 N24\$ UST= N16 W20 UOP= W24 UOP= W4 S56 E4 UOP= E44 N16 W44 S16\$ N56\$ S16 E24 N16\$ S16 E20\$.	

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
2	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

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	0200	C	MBL HM	0		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							