

COMM AT SE COR OF NW1/4 OF SW 1/
W 776.84 FT FOR POB, CONT W 126.
N 775.46 FT, TO CENTERLINE OF 50

MCDANIEL NADINE/MILLER KERRON
533 E CIRTUS ST
ALTAMONTE SPRINGS, FL 32701

2026

33-2S-16-01818-022


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 15,000 TOTAL MARKET VALUE 15,000 SOH/AGL Deduction 480 ASSESSED VALUE 14,520 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 14,520 TOTAL JUST VALUE 15,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 15,000																							
																				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>1501/2515</td> <td>10/24/2023</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>25,000</td> </tr> </tbody> </table> GRANTOR: KLINE SIMONNE MARIE GRANTEE: MCDANIEL NADINE 1163/1964 1/08/2008 QC Q V 01 100 GRANTOR: CHARLES & SIMONNE KLI GRANTEE: SIMONNE KLINE										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1501/2515	10/24/2023	WD	Q	V	01	25,000
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1501/2515	10/24/2023	WD	Q	V	01	25,000																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 04/17/2025 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																											
																	BUILDING NOTES 																										
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LAND DESCRIPTION										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	DPTH 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	2.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000																										
REVIEW DATE 04/17/2025 BY MLU Total Acres: 2.00 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 03/26/2026 BY SYS																																											