LOT 26 FOREST PLANTATION UNIT 1.
858-683,

CAJINA LUIS H/CAJINA MIRNA
16232 SW 62ND TER
MIAMI, FL 33193

2027

34-3S-16-02461-126

BUILDING CHARACTERISTICS

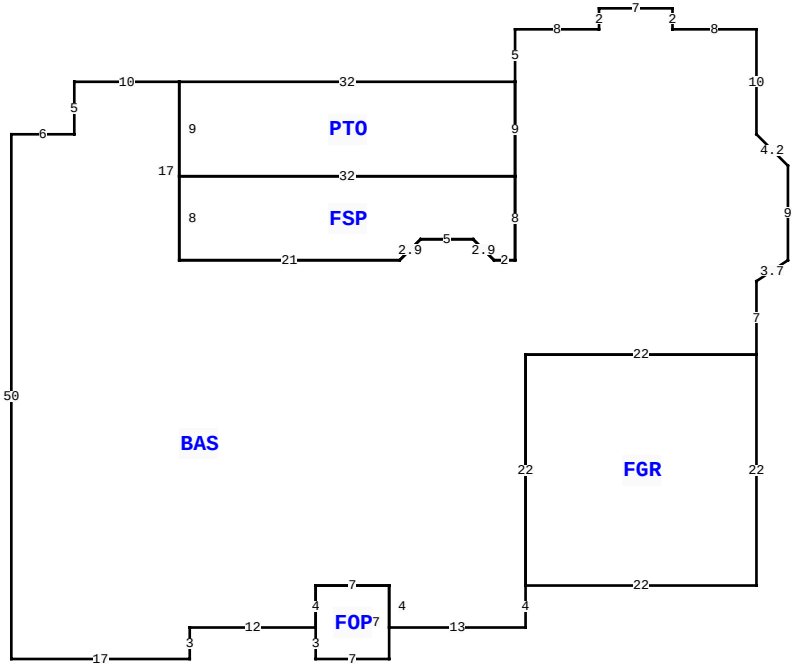
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34316.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,747	100		2,747	260,408
FGR	484	55		266	25,216
FOP	49	30		15	1,422
FSP	242	40		97	9,195
PTO	288	5		14	1,327
TOTALS	3,810			3,139	297,568

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,139	119.1645	131.08	411,460	1998	1998	0	0	0	27.68	72.32

1 SINGLE FAM 0% - 2027 Heated Area: 2747 HX Base Yr



374 NW FOREST MEADOWS AVE, LAKE CITY

BLD DATE	10/29/1998 CM	LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	297,568
TOTAL MARKET OB/XF VALUE	5,812
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	338,380
SOH/AGL Deduction	0
ASSESSED VALUE	338,380
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	338,380
TOTAL JUST VALUE	338,380
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	343,783

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044689	Roof Replacement	27,000	06/15/2022
1274	SFR	638	06/11/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0858/0683	5/07/1998	WD	Q	V		21,500

GRANTOR: NORTH

GRANTEE: CAJINA

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 S5 W6 S50 E17 N3 E12 FOP= S3 E7 N7 W7 S4$ N4 E7 S4 E13 N4 FGR= E22 N22 W22 S22$ N22 E22 N7 R3 U2 N9 U3 L3 N10 W8 N2 W7 S2 W8 S5 PTO= W32 S9 E32 N9$ S9 FSP= W32 S8 E21 U2 R2 E5 R2 D2 E2 N8$ S8 W2 U2 L2 W5 L2 D2 W21 N17$.

EXTRA FEATURES

LN	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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	0	2,608.00	UT	1.50	1.50	100	1998	1998	3	100	3,912	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	700	

LAND DESCRIPTION

TOTAL OB/XF 5,812

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/07/2023 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS