

LOT 17 PLANTATION VILLAGE S/D.
816-2412, WD 983-449. WD 1192-79

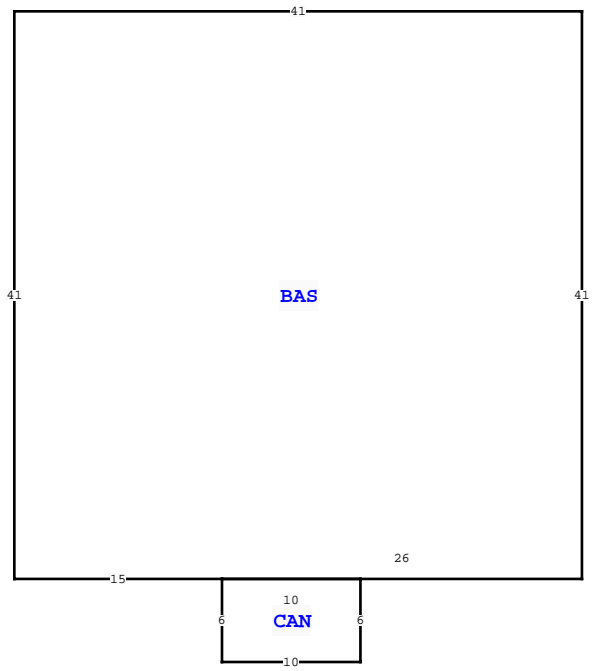
AGRIDALE LLC
222 SW 131 ST
NEWBERRY, FL 32669

2026

34-3S-16-02461-517
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	15	HARDTILE	10
Ceiling	02	F.NOT SUS	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		6	100
Frame	02	WOOD FRAME	100
Story Height		8	100
RMS		3	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	07	07	
DOR CODE	1700	OFFICE BLD	1STY
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.080	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,681	100	
CAN	60	30	
TOTALS	1,741		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE MED	0%	- 0									Heated Area: 1681	
												HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 1		Tax Dist:
BUILDING MARKET VALUE		119,190
TOTAL MARKET OB/XF VALUE		6,146
TOTAL LAND VALUE - MARKET		77,177
TOTAL MARKET VALUE		202,513
SOH/AGL Deduction		0
ASSESSED VALUE		202,513
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		202,513
TOTAL JUST VALUE		202,513
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,754

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1698	ADDN COMM	293	04/13/2010
2679	COMMERCIAL	360	06/30/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1192/0079	3/29/2010	WD U		I	30	305,000
GRANTOR: JULIAN D & CONNIE M E						
GRANTEE: AGRIDALE LLC						
0983/0449	5/12/2003	WD Q	V			85,000
GRANTOR: D CRAPPS, R COLE PLA						
GRANTEE: JULIAN D & CONNIE M						

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	0166	CONC, PAVMT	0	0	0	477.00	UT	2.00	2.00	100	2003	2003	3	100	954	
2	0260	PAVEMENT-A	0	0	0	4,720.00	UT	1.10	1.10	100	2003	2003	3	100	5,192	

TOTAL OB/XF														6,146										
LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1700	C	1STORY OFF	0		CG	0.00	0.00	20,046.00	SF		1.00	1.00	1.10	3.50	3.85	77,177							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W41 S41 E15 CAN= S6 E10 N6 W10\$ E26 N41\$.													