LOT 9 SOUTHERN MEADOWS S/D PHASE
WD 1511-628, WD 1511-629, WD 151

MOLINA JESUS JORGE/MOLINA ROSA
5800 NW 64 AVE #208
TAMARAC, FL 33319

2027

34-5S-16-03752-409

BUILDING CHARACTERISTICS

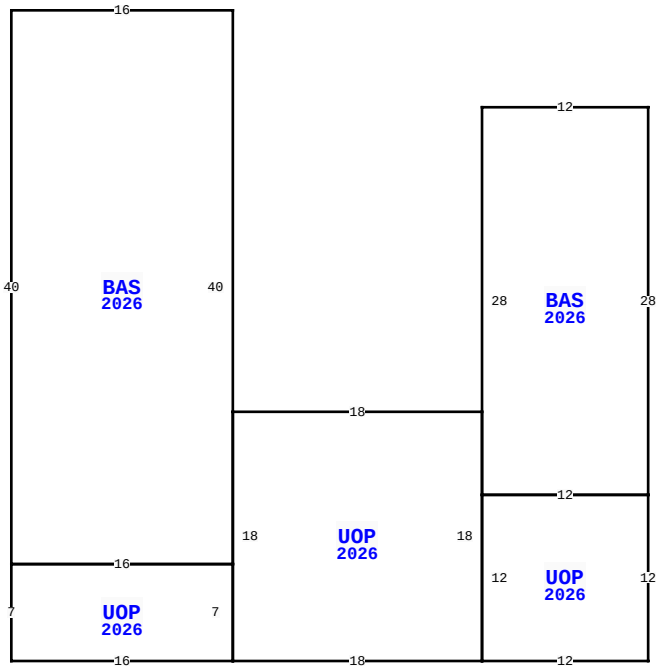
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	02	SHED 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Interior Floo	00	N/A 0
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		1 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		34516.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	336	100	2026	336	23,238
BAS	640	100	2026	640	44,262
UOP	112	20	2026	22	1,522
UOP	144	20	2026	29	2,006
UOP	324	20	2026	65	4,495
TOTALS	1,556			1,092	75,523

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0102	01	1,092	115.2600	69.16	75,523	2020	2025	0	0	0	0.00	100.00

1 STRG/CONV 0% - 2026 Heated Area: 976 HX Base Yr



641 SW BARON GLN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	75,523
TOTAL MARKET OB/XF VALUE	18,000
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	148,523
SOH/AGL Deduction	0
ASSESSED VALUE	148,523
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	148,523
TOTAL JUST VALUE	148,523
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	151,034

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33934	M H	563	04/08/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1512/505	3/27/2024	WD	Q	I	01	90,000
GRANTOR: BRICKIE JEREMY JAMES						
GRANTEE: MOLINA JESUS JORGE						
1512/504	3/27/2024	WD	Q	I	01	50,000
GRANTOR: BULLARD-DENUNE INVEST						
GRANTEE: BRICKIE JEREMY JAME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=80,10] W16 S40 E16 N40 $
UOP=[YR=2026;ORIG=80,50] W16 S7 E16 N7 $
UOP=[YR=2026;ORIG=98,39] W18 S18 E18 N18 $
UOP=[YR=2026;ORIG=98,45] E12 S12 W12 N12 $
BAS=[YR=2026;ORIG=110,17] W12 S28 E12 N28 $
.

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	2,500	
2	0030	BARN,MT	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	4,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	500	
5	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 18,000

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 04/13/2026 BY KS Total Acres: 4.78 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/16/2026 BY SYS