

COMM NW COR OF NE1/4, RUN S 1503  
 FT FOR POB, RUN N 127.26 FT, E 5  
 160 FT TO S R/W OF WASHINGTON ST

MARQUEZ EDUARDO IZQUIERDO  
 290 W 32ND ST  
 HIALEAH, FL 33012

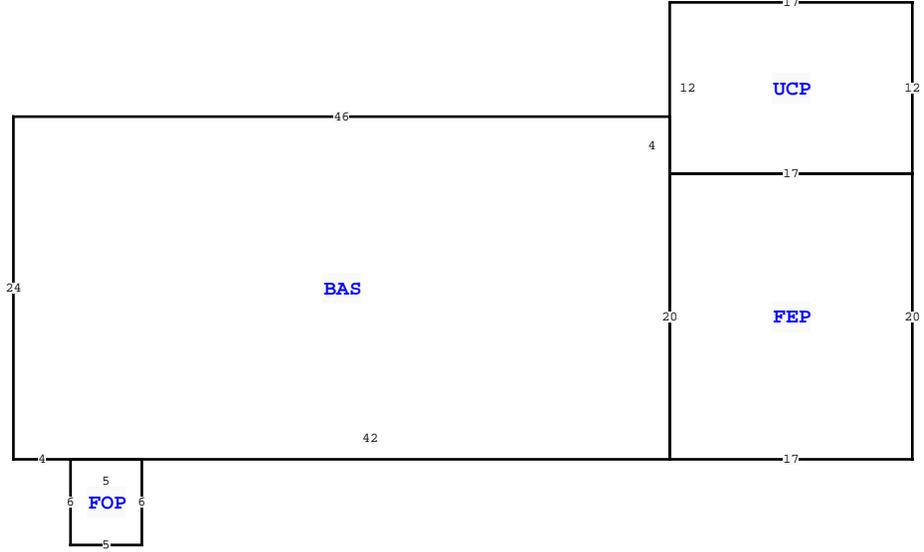
2026

35-3S-17-07279-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 80	
Exterior Wall	15	CONC BLOCK 20	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	09	PINE WOOD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectural Units	05	CONV 100	
Condition Adj	01	0 100	
Kitchen Adjus	01	01 100	
Quality	01	01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	35317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,104	100	
FEP	340	80	
FOP	30	30	
UCP	204	20	
TOTALS	1,678		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	0%	- 2024									



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		36,693	
TOTAL MARKET OB/XF VALUE		5,800	
TOTAL LAND VALUE - MARKET		5,460	
TOTAL MARKET VALUE		47,953	
SOH/AGL Deduction		0	
ASSESSED VALUE		47,953	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		47,953	
TOTAL JUST VALUE		47,953	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		47,311	
PRMT:1:1: 14X70			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1501/427	10/14/2023	WD	Q	I	01	52,000
GRANTOR: GRANADOS CARMEN						
GRANTEE: MARQUEZ EDUARDO IZQ						
1443/2267	7/26/2021	WD	Q	I	01	34,300
GRANTOR: BLOW RYDERWOOD LLC						
GRANTEE: GRANADOS CARMEN						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00
4	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00
5	0294	SHED WOOD/	0	0	10	17	1.00	UT	0.00	0.00
6	0011	BARN, BLK A	0	0	10	25	1.00	UT	600.00	600.00
7	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00

TOTAL OB/XF												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	TOTAL OB/XF VALUE						
						5,800						

BUILDING NOTES												
BAS= W46 S24 E4 FOP= S6 E5 N6 W5\$ E42 FEP= E17 N20 W17 S20\$ N20 UCP= E17 N12 W17 S12\$ N4\$.												

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
1	0100	C	SFR	0		00	0.00	0.00	0.65	AC		1.00

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
0.60	14,000.00	8,400.00	5,460							

BUILDING DIMENSIONS												
BAS= W46 S24 E4 FOP= S6 E5 N6 W5\$ E42 FEP= E17 N20 W17 S20\$ N20 UCP= E17 N12 W17 S12\$ N4\$.												