(AKA PART OF LOT 14 MAGNOLIA ACR
DESC AS): COMM SE COR OF NE1/4,
POB, CONT W 441.26 FT, N 554.39

OJEDA SCOTT
2700 NE 1ST AVE
WILTON MANORS, FL 33334

2027

36-4S-15-00414-224

BUILDING CHARACTERISTICS

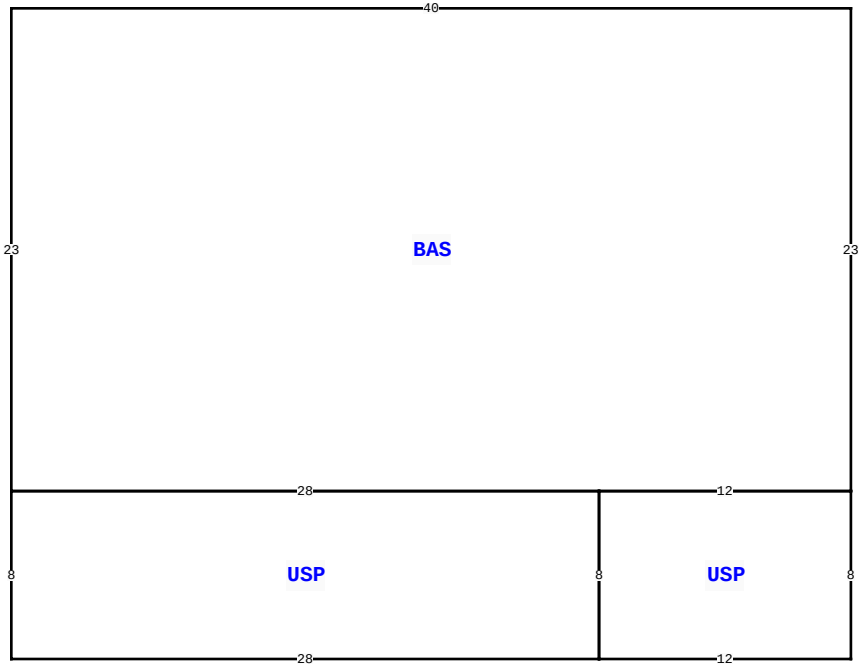
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	36415.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100		920	23,824
USP	96	35		34	880
USP	224	35		78	2,020
TOTALS	1,240			1,032	26,725

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,032	107.9000	64.74	66,812	1987	1987	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2008 Heated Area: 920 HX Base Yr 2008



539 SW JODI CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		26,725
TOTAL MARKET OB/XF VALUE		2,000
TOTAL LAND VALUE - MARKET		73,190
TOTAL MARKET VALUE		101,915
SOH/AGL Deduction		57,746
ASSESSED VALUE		44,169
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		19,169
TOTAL JUST VALUE		101,915
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		101,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043592	Roof Replacement	8,524	01/26/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1573/1000	7/23/2026	LE	U	I	14	100
GRANTOR: OJEDA PETER (LIFE EST						
GRANTEE: OJEDA SCOTT (RMDR)						
1116/2463	4/18/2007	QC	Q	V	01	100
GRANTOR: SCOTT OJEDA						
GRANTEE: PETER OJEDA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S23 USP= S8 E28 N8 W28$ E28 USP= S8 E12 N8 W12$ E12N23$.

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	0200	C	MBL HM	100		A-1	0.00	0.00	5.63	AC		1.00	1.00	1.00	13,000.00	13,000.00	73,190							

REVIEW DATE 04/22/2022 BY JS Total Acres: 5.63 Total Land Value: 73,190 Market: 0 Agricultural: 0 Common: 73,190 PRINTED 11/17/2026 BY SYS