

AKA LOT 4 BLK 2 WILSON SPRINGS C  
1-A. COMM NW COR OF SW1/4, RUN  
A PT ON N LINE OF WILSON SPRINGS

FRESH N SALTY LLC  
7769 HOLIDAY DR NORTH  
SARASOTA, FL 34231

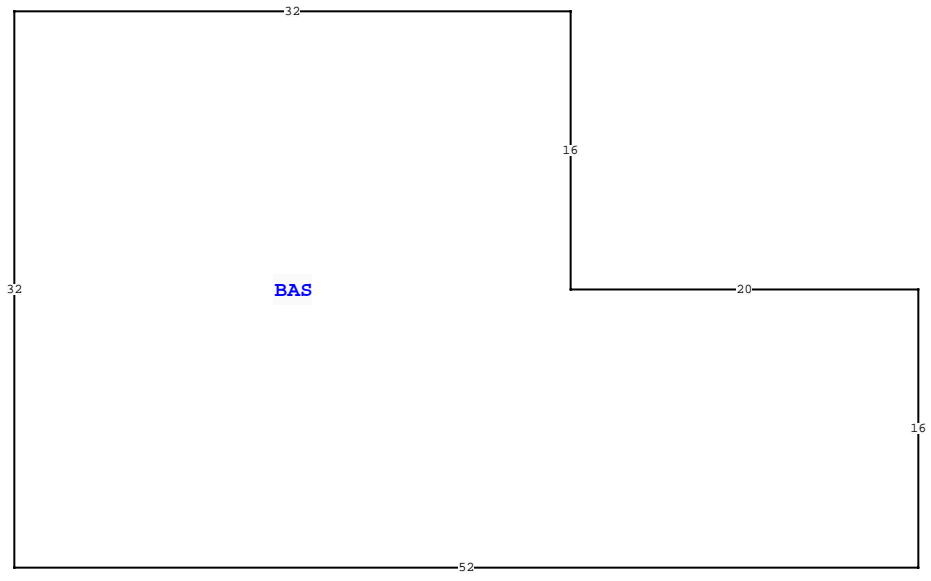
2025

06-7S-16-04149-204



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID 100	
Roof Structur	02	SHED 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	06	VINYL ASB 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectural	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6716.0400	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
TOTALS	1,344		1,344 80,135

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,344	81.9000	91.73	123,285	1967	1967	0	0	35.00	65.00		
1 SINGLE FAM - 0% - 2022 Heated Area: 1344 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	80,135		
TOTAL MARKET OB/XF VALUE	1,440		
TOTAL LAND VALUE - MARKET	12,600		
TOTAL MARKET VALUE	94,175		
SOH/AGL Deduction	0		
ASSESSED VALUE	94,175		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	94,175		
TOTAL JUST VALUE	94,175		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	88,720		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
LAND:1:1: ADJ 4 PAVED RD			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1440/494	6/10/2021	WD	U	I	11	100
GRANTOR: HAWORTH BRIAN						
GRANTEE: FRESH N SALTY LLC						
1290/1359	3/05/2015	WD	U	I	37	40,000
GRANTOR: T J SHAW & MARJORIE A						
GRANTEE: BRIAN & JESSICA HAW						

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	0020	BARN,FR	0	0	30	32		960.00	UT	1.50				1,440	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W20 N16 W32 S32 E52 N16S.			

LAND DESCRIPTION														TOTAL OB/XF										
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	0100	C	SFR	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	14,000.00	12,600.00	12,600							