COMM NW COR OF NW1/4 OF NW1/4, R
TO E R/W US-41 FOR POB, CONT E 3
542.50 FT TO E R/W US-41, N ALON

BESECKER BONNIE J
P O BOX 1033
HIGH SPRINGS, FL 32655-1033

2026

10-7S-17-09972-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

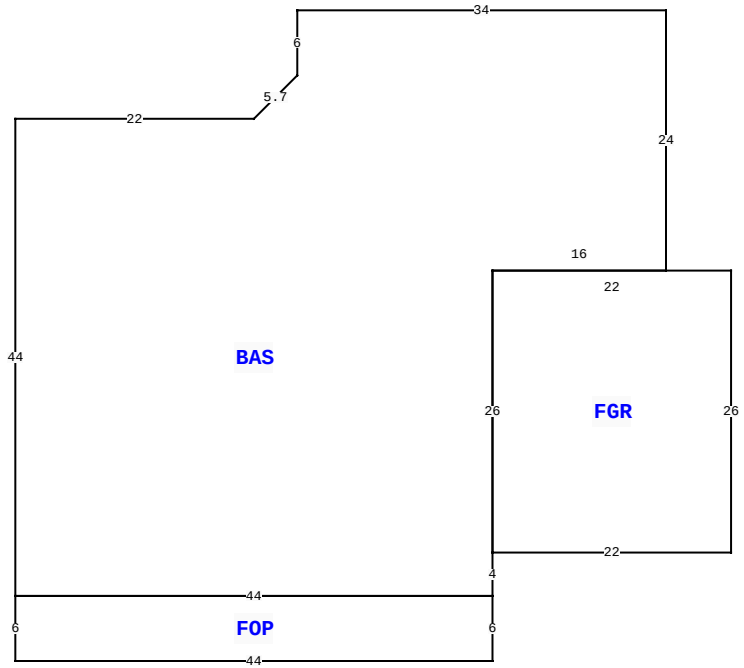
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	10717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,508	100		2,508	230,652
FGR	572	55		315	28,970
FOP	264	30		79	7,265
TOTALS	3,344			2,902	266,886

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,902	113.2572	126.85	368,119	2003	2003	0	0	0	27.50	72.50

2 SINGLE FAM 100% - 2018 Heated Area: 2508 HX Base Yr 2018



161 SE ROBINHOOD PL, HIGH SPRINGS

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		266,886
TOTAL MARKET OB/XF VALUE		68,828
TOTAL LAND VALUE - MARKET		36,540
TOTAL MARKET VALUE		372,254
SOH/AGL Deduction		79,623
ASSESSED VALUE		292,631
TOTAL EXEMPTION VALUE	HX HB WX SX	105,722
BASE TAXABLE VALUE		186,909
TOTAL JUST VALUE		372,254
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		377,679

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20598	POOL	125	04/11/2003
19798	SFR	353	08/01/2002
18082	GARAGE	200	03/20/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1534/646	2/24/2025	LE	U	I	14	100
GRANTOR: BESECKER BONNIE J (EN						
GRANTEE: KEITH JODI R FKA JO						
1532/689	1/29/2025	LE	U	I	14	100
GRANTOR: BESECKER BONNIE J						
GRANTEE: BESECKER BONNIE J (						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 S6 D4 L4 W22S44 FOP= S6 E44 N6 W44$ E44N4 FGR= E22 N26 W22 S26$ N26 E16 N24$.

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	0166	CONC,PAVMT	0	100	3	56	488.00	UT	3.00	3.00	100	2003	2003	3	100	1,464	
2	0166	CONC,PAVMT	0	100	0	0	3,504.00	UT	3.00	3.00	100	2003	2003	3	100	10,512	
3	0280	POOL R/CON	0	100	14	28	392.00	UT	70.00	70.00	100	2003	2003	3	40	10,976	
4	0282	POOL ENCL	0	100	0	0	1,296.00	UT	15.00	15.00	100	2003	2003	3	40	7,776	
5	0060	CARPORT F	0	100	20	20	1.00	UT	0.00	0.00	100	2003	2003	3	100	500	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	
7	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,000	
8	0031	BARN,MT AE	0	100	40	75	3,000.00	UT	12.00	12.00	100	2001	2001	3	100	36,000	

LAND DESCRIPTION

TOTAL OB/XF 68,828

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	100		A-1	0.00	0.00	1.74	AC		1.00	1.00	1.50	14,000.00	21,000.00	36,540							

REVIEW DATE 11/27/2017 BY BC Total Acres: 1.74 Total Land Value: 36,540 Market: 0 Agricultural: 0 Common: 36,540 PRINTED 11/20/2025 BY SYS