LOT 9 OLENO ESTATES
WD 1076-2156, CT 1308-698, WD 13

DARWIN DEBORAH
258 SE CATALDO GLN
HIGH SPRINGS, FL 32643

2026

11-7S-17-09984-009

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04

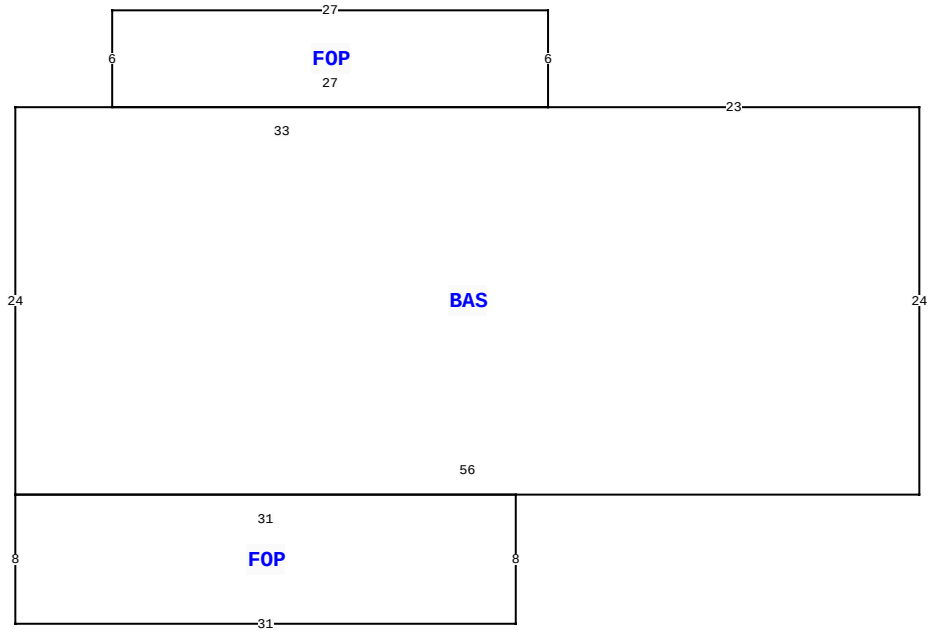
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 11717.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	35,546
FOP	162	35		57	1,508
FOP	248	35		87	2,301
TOTALS	1,754			1,488	39,355

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,488	110.2000	66.12	98,387	1973	1973	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2017 Heated Area: 1344 HX Base Yr 2017



258 SE CATALDO GLN, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		39,355
TOTAL MARKET OB/XF VALUE		8,463
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		87,818
SOH/AGL Deduction		34,393
ASSESSED VALUE		53,425
TOTAL EXEMPTION VALUE	HX HB	28,425
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		87,818
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		87,818

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1311/2276	3/03/2016	WD	U	I	12	30,000
GRANTOR: CAPITAL CITY BANK						
GRANTEE: DEBORAH DARWIN						
1308/0698	1/06/2016	CT	U	I	18	100
GRANTOR: CLERK OF COURT (BONU						
GRANTEE: CAPITAL CITY BANK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 FOP= N6 W27 S6 E27$W33 S24 FOP= S8 E31 N8 W31$ E56 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	0296	SHED METAL	0	100	0	0	1.00	UT	750.00	750.00	75	0	0	3	75	563	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 8,463

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	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 12/04/2017 BY DF Total Acres: 4.01 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/18/2025 BY SYS