COMM NE COR OF NW1/4, RUN W
2658.34 FT TO NW COR OF SEC,
RUN S 331.73 FT FOR POB, RUN E

HAYNES CURTIS J/HAYNES DANA L
519 NW CRAWFORD CT
WHTIE SPRINGS, FL 32096

2026

13-2S-16-01603-120

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

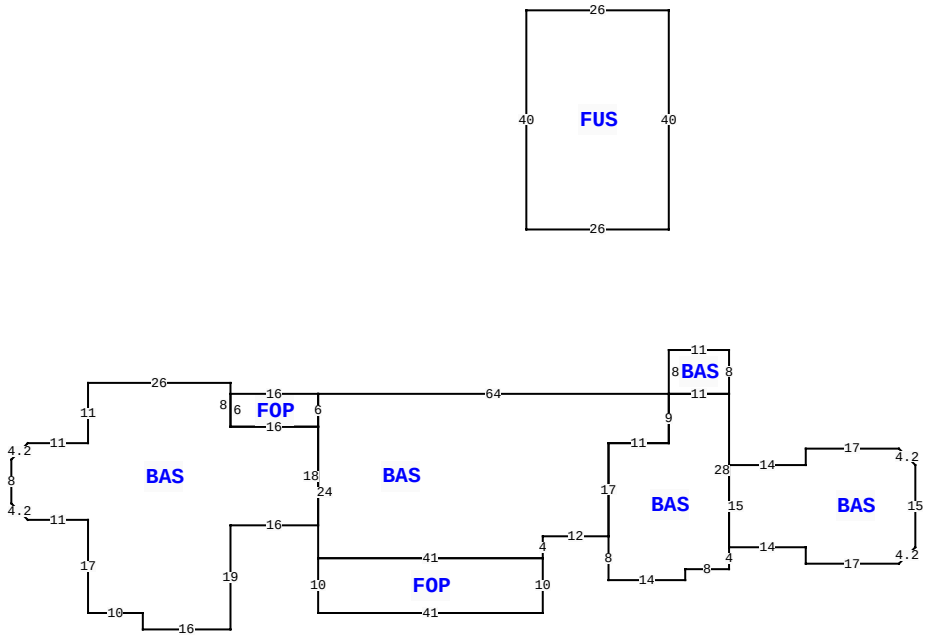
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0110	SFRES/COMMERCIAL
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	13216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	88	100		88	7,816
BAS	621	100		621	55,150
BAS	633	100		633	56,216
BAS	1,615	100		1,615	143,427
BAS	1,641	100		1,641	145,736
FOP	96	30		29	2,575
FOP	410	30		123	10,924
FUS	1,040	100		1,040	92,362
TOTALS	6,144			5,790	514,204

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	5,790	113.2780	126.87	734,577	1995	1995	0	0	0	30.00	70.00

2 SINGLE FAM 100% - 1995 Heated Area: 5638 HX Base Yr 1995



519 NW CRAWFORD CT, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		579,811
TOTAL MARKET OB/XF VALUE		45,804
TOTAL LAND VALUE - MARKET		65,065
TOTAL MARKET VALUE		690,680
SOH/AGL Deduction		259,562
ASSESSED VALUE		431,118
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		380,396
TOTAL JUST VALUE		690,680
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		700,207

BLDG:1:1: LIBE MH

SALE:1:1: 10.01 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26351	ADDN SFR	902	10/22/2007
19176	GARAGE	87	01/31/2002
18752	POOL	100	09/20/2001
9693	SFR	265	05/09/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0789/0779	4/08/1994	WD	Q	V		22,500

GRANTOR: LENVIL H DICKS

GRANTEE: CURTIS J & DANA L H

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 FOP= W16 S6 E16 N6$ S6 BAS= W16 N8 W26 S11 W11 D3 L3 S8 R3 D3 E11 S17 E10 S3 E16 N19 E16 N18$ S24 FOP= S10 E41 N10 W41$ E41 N4 E12 BAS= S8 E14 N2 E8 N4 BAS= E14 S3 E17 U3 R3 N15 L3 U3 W17 S3 W14 S15 $ N28 BAS= N8 W11 S8 E11$ W11 S9 W11 S17$ N17 E11 N9$ PTR= N30 FUS= N40 W26 S40 E26$ S30$.

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	0	0	575.00	UT	1.50	1.50	100	1993	1993	3	100	863	
2	0070	CARPORT UF	0	100	15	20	300.00	UT	3.50	3.50	100	1993	1993	3	100	1,050	
3	0296	SHED METAL	0	100	16	20	320.00	UT	4.50	4.50	100	1993	1993	3	100	1,440	
4	0294	SHED WOOD/	0	100	15	20	300.00	UT	1.50	1.50	100	1993	1993	3	100	450	
5	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1995	1995	3	100	2,000	
6	0166	CONC,PAVMT	0	100	0	0	1,016.00	UT	1.50	1.50	100	1995	1995	3	100	1,524	
7	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	2001	2001	3	40	14,336	
8	0166	CONC,PAVMT	0	100	38	54	1,540.00	UT	1.50	1.50	100	2001	2001	3	100	2,310	
9	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	800	
10	0166	CONC,PAVMT	0	100	0	0	955.00	UT	1.50	1.50	100	2001	2001	3	100	1,433	

TOTAL OB/XF 26,206

LAND DESCRIPTION

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		00	0.00	0.00	10.01	AC		1.00	1.00	1.00	6,500.00	6,500.00	65,065							

REVIEW DATE 04/20/2023 BY kellen Total Acres: 10.01 Total Land Value: 65,065 Market: 0 Agricultural: 0 Common: 65,065 PRINTED 11/19/2025 BY SYS

COMM NE COR OF NW1/4, RUN W
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519 NW CRAWFORD CT
WHTIE SPRINGS, FL 32096

2026

13-2S-16-01603-120

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

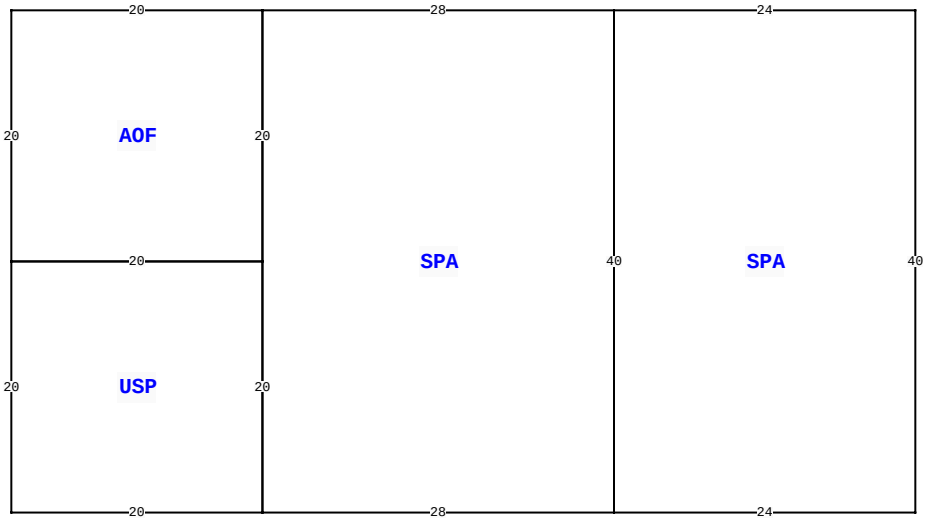
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		12 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	0110	SFRES/COMMERCIAL
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	13216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	400	110		440	7,511
SPA	960	85		816	13,930
SPA	1,120	85		952	16,251
USP	400	35		140	2,390
TOTALS	2,880			2,348	40,082

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	04	2,348	65.1000	24.74	58,090	2001	2001	0	0	0	31.00	69.00

4 PREF M B A 0% - 1995 Heated Area: 2168 HX Base Yr 1995



519 NW CRAWFORD CT, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		579,811
TOTAL MARKET OB/XF VALUE		45,804
TOTAL LAND VALUE - MARKET		65,065
TOTAL MARKET VALUE		690,680
SOH/AGL Deduction		259,562
ASSESSED VALUE		431,118
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		380,396
TOTAL JUST VALUE		690,680
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		700,207

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0789/0779	4/08/1994	WD	Q	V		22,500

GRANTOR: LENVIL H DICKS

GRANTEE: CURTIS J & DANA L H

BUILDING NOTES

BUILDING DIMENSIONS

SPA= W28 AOF= W20 S20 E20 N20$ S20 USP= W20 S20 E20 N20$ S20 E28 SPA= E24 N40 W24 S40$ N40$.

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
11	0169	FENCE/WOOD	0	100	37	8	296.00	UT	7.50	7.50	50	2001	2001	3	50	1,110	
12	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
13	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	
14	0001	RES MISC	0	100	22	18	396.00	UT	25.00	25.00	100	2023	2022		100	9,900	
15	0252	LEAN-TO W/	0	100	22	14	308.00	UT	5.00	5.00	100	2023	2022		100	1,540	
16	0261	PRCH, UOP	0	100	22	12	264.00	UT	7.00	7.00	100	2023	2022		100	1,848	

LAND DESCRIPTION

TOTAL OB/XF 19,598

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

REVIEW DATE 04/20/2023 BY kellen Total Acres: 10.01 Total Land Value: 65,065 Market: 0 Agricultural: 0 Common: 65,065 PRINTED 11/19/2025 BY SYS

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2026

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COLUMBIA COUNTY PROPERTY

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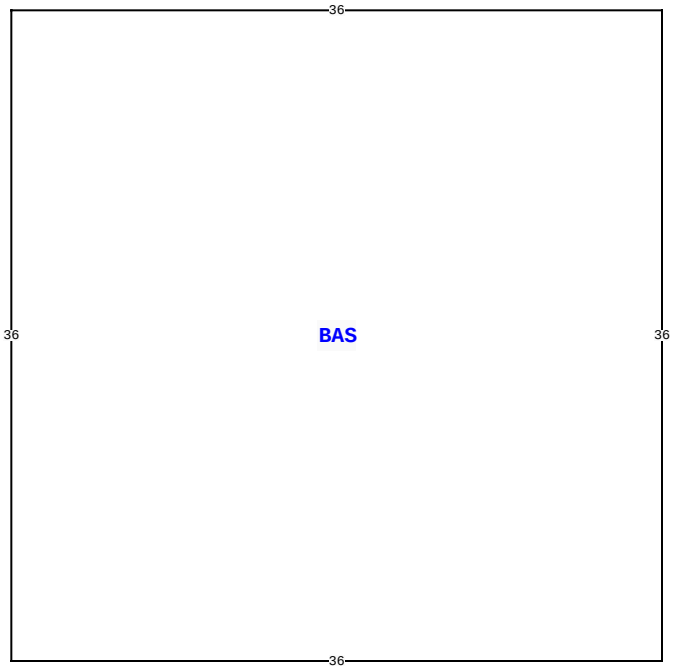
Exterior Wall	27	PREFIN MTL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0110	SFRES/COMMERCIAL
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	13216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	25,525
TOTALS	1,296			1,296	25,525

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	01	1,296	73.0000	27.74	35,951	2002	2002	0	0	0	29.00	71.00

5 PREF M B A 0% - 1995 Heated Area: 1296 HX Base Yr 1995



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INCOME VALUE		
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SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
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GRANTOR: LENVIL H DICKS

GRANTEE: CURTIS J & DANA L H

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S36 E36 N36$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 04/20/2023 BY kellen Total Acres: 10.01 Total Land Value: 65,065 Market: 0 Agricultural: 0 Common: 65,065 PRINTED 11/19/2025 BY SYS