LOT 28 HAPPY VALLEY S/D. EX .50
IN ORB 1160-504.

HAWKINS SHERRY LYNN
252 SE HAPPY VALLEY GLN
HIGH SPRINGS, FL 32643

2026

15-7S-17-09986-029

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

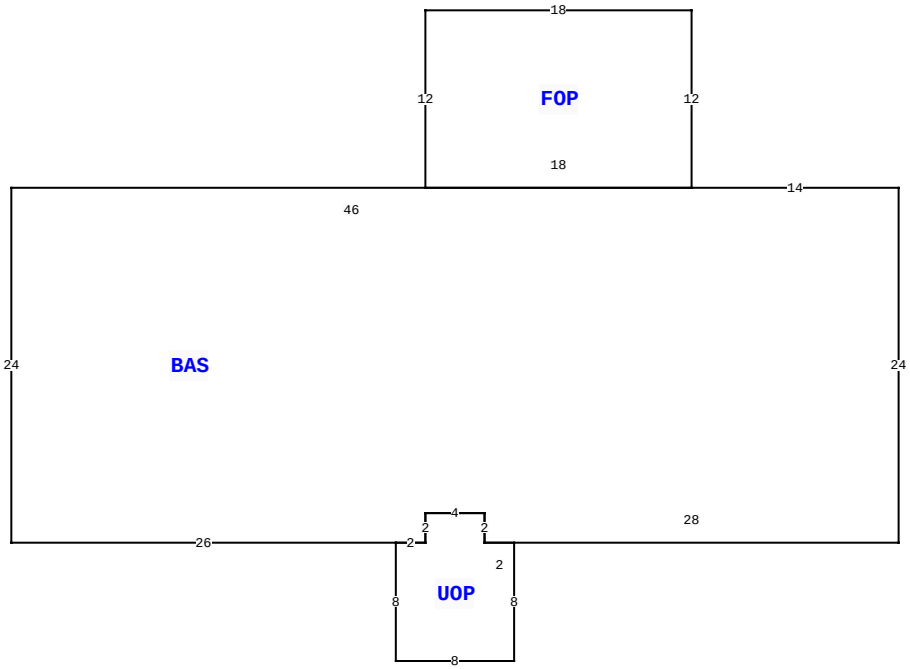
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15717.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,432	100		1,432	38,114
FOP	216	35		76	2,023
UOP	72	25		18	479
TOTALS	1,720			1,526	40,616

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,526	110.9000	66.54	101,540	1979	1979	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1432 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/21/2022 MLU
INC DATE		AG DATE	

250 SE HAPPY VALLEY GLN, HIGH SPRINGS

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		40,616
TOTAL MARKET OB/XF VALUE		8,450
TOTAL LAND VALUE - MARKET		8,000
TOTAL MARKET VALUE		57,066
SOH/AGL Deduction		35,786
ASSESSED VALUE		21,280
TOTAL EXEMPTION VALUE	HX HB	21,280
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		57,066
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,066

XFOB:1:1: FLEET MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27272	M H	421	08/20/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1160/0504	9/19/2008	WD	Q	I	01	100
GRANTOR: SHERRY LYNN HAWKINS						
GRANTEE: DEBRA KIRK & REBECC						
0546/0429	5/16/1985	WD	Q	I	01	28,636
GRANTOR: BILLY J LACROIX						
GRANTEE: SHERRY LYNN HAWKINS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FOP= N12 W18 S12 E18$ W46 S24 E26 UOP= S8 E8 N8 W2 N2 W4 S2 W2$ E2 N2 E4 S2E28 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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	250	

LAND DESCRIPTION

TOTAL OB/XF 8,450

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	0.50	LT		1.00	1.00	1.00	16,000.00	16,000.00	8,000							

REVIEW DATE 12/12/2017 BY BC Total Acres: 0.53 Total Land Value: 8,000 Market: 0 Agricultural: 0 Common: 8,000 PRINTED 11/07/2025 BY SYS