SUSAN PARK A REPLAT OF LOTS 11 &
4 GWEN LAKE ESTATES S/D, (ALSO D
AT NW COR OF SUSAN PARK S/D, THE

JOHN F CRAWFORD HOMES LLC
14368 NW 161ST AVE
ALACHUA, FL 32615

2026

31-3S-17-06047-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	13,017
TOTAL MARKET VALUE	13,017
SOH/AGL Deduction	0
ASSESSED VALUE	13,017
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	13,017
TOTAL JUST VALUE	13,017
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	13,017

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/256	4/24/2024	WD	Q	V	05	35,000
GRANTOR: BEDENBAUGH KALEB						
GRANTEE: JOHN F CRAWFORD HOM						
1484/2414	2/17/2023	WD	U	V	11	100
GRANTOR: BEDENBAUGH MARLA						
GRANTEE: BEDENBAUGH KALEB						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0000	C	VAC RES	0		*RSF-1	0.00	0.00	15,314.26	SF		1.00	1.00	0.85	1.00	0.85	13,017							

REVIEW DATE 04/27/2022 BY MLU Total Acres: 0.35 Total Land Value: 13,017 Market: 0 Agricultural: 0 Common: 13,017 PRINTED 11/18/2025 BY SYS