



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 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
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DOR CODE	0200	MOBILE HOME
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MAP NUM		MKT AREA	02
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NEIGHBORHOOD/LOC	35617.010	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,890	100		1,890	113,254
FSP	252	40	2024	101	6,052
UCP	459	20	2024	92	5,513

TOTALS	2,601			2,083	124,819
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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
1	0080	DECKING	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	400
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	2013	2013	3	100	600
3	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2013	2013	3	100	200
4	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE	09/26/2023	BY	JB
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MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0201	02	2,083	115.9000	108.95	226,943	2004	2004	0	0	0	45.00	55.00	
2 MANUF 1		100% - 0		Heated Area: 1890						HX Base Yr			
17 27 UCP 2024 27 70 BAS 70 14 FSP 2024 14 18 18													

346 SE SEAWOLF WAY, HIGH SPRINGS

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

TOTAL OB/XF													
8,200													

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		124,819
TOTAL MARKET OB/XF VALUE		8,200
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		213,019
SOH/AGL Deduction		118,307
ASSESSED VALUE		94,712
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		43,990
TOTAL JUST VALUE		213,019
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		213,019

XFOB:1:1: FLEETWOOD MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046918	Additions	15,000	04/06/2023
000046919	Screen Enclosure	15,000	04/06/2023
000046768	Electrical Servic	0	03/17/2023
000046225	Electrical Servic	0	01/10/2023
21410	M H	411	01/12/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0713/0057	2/19/1990	WD	Q	V		17,000

GRANTOR: SUWANNEE INVESTMENTS

GRANTEE: BRAGG BRUCE & SUSAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W70 S27 E70 N27 \$
UCP=[YR=2024;ORIG=-87,0] E17 S27 W17 N27 \$
FSP=[YR=2024;ORIG=-34,27] E18 S14 W18 N14 \$
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Total Acres: 4.02 Total Land Value: 80,000

Market: 0

Agricultural: 0

Common: 80,000

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