

LOT 18 BLK 5 WILSON SPRINGS COMM
 PH-1. COMM NE COR OF SE1/4, RUN
 FT, S 46 DEG W 446.86 FT FOR POB

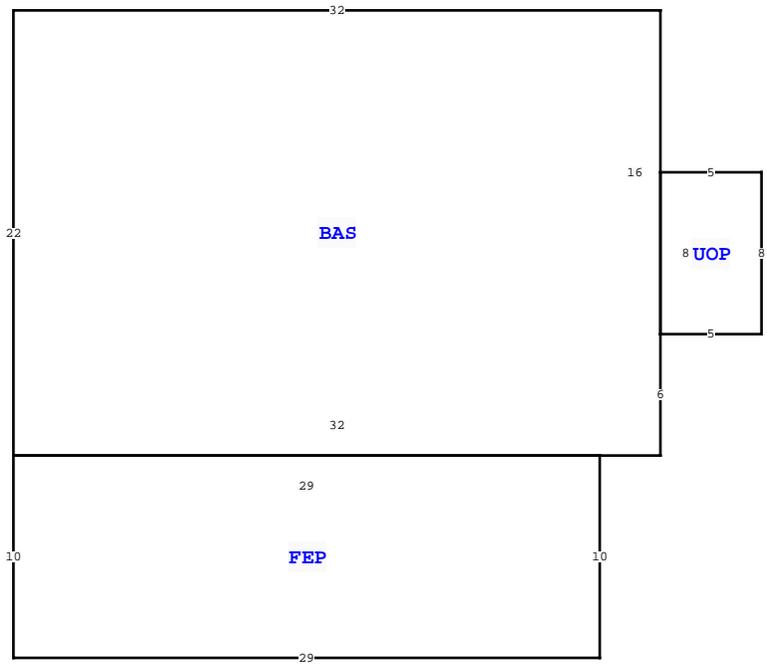
WILSON RICHARD W/WILSON CATHY S
 6750 SE 138TH AVE
 MORRISTON, FL 32668

2026

01-7S-15-04149-518


ELEMENT		CD	BUILDING CHARACTERISTICS		
Exterior Wall	04		SINGLE SID	100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	12		MODULAR MT	100	
Interior Wall	02		WALL BD/WD	100	
Interior Floor	12		HARDWOOD	100	
Air Condition	02		WINDOW	100	
Heating Type	03		FORCED AIR	100	
Bedrooms			1	100	
Bathrooms			1	100	
Frame	01		NONE	100	
Stories	1.		1.	100	
Architctual	05		CONV	100	
Units			0	100	
Condition Adj	03		03	100	
Kitchen Adjus	01		01	100	
Quality	03		03		
DOR CODE	0100 SINGLE FAMILY				
MAP NUM			MKT AREA	02	
NEIGHBORHOOD/LOC	6716.0400 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	704	100		704	40,776
FEP	290	80		232	13,438
UOP	40	20		8	463
TOTALS	1,034			944	54,678

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	944	79.5600	89.11	84,120	1955	1955	0	0	35.00	65.00		
1 SINGLE FAM 0% - 0 Heated Area: 704 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	54,678		
TOTAL MARKET OB/XF VALUE	3,820		
TOTAL LAND VALUE - MARKET	14,000		
TOTAL MARKET VALUE	72,498		
SOH/AGL Deduction	0		
ASSESSED VALUE	72,498		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	72,498		
TOTAL JUST VALUE	72,498		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	72,498		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1329/2715	1/26/2017	WD Q	Q	I	01	51,000
GRANTOR: JAMES CLAUDE CONNER						
GRANTEE: RICHARD W & CATHY S						
0972/0365	12/24/2002	WD Q	Q	I		39,000
GRANTOR: LEDBETTER						
GRANTEE: JAMES CLAUDE CONNER						

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	2,000	
2	0070	CARPORT UF	0	0	12	20	240.00	UT	3.00	3.00	100	2001	2001	3	100	720	
3	0070	CARPORT UF	0	0	18	20	360.00	UT	2.50	2.50	100	2008	2008	3	100	900	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W32 S22 FEP= S10 E29 N10 W29\$ E32 N6 UOP= E5 N8 W5 S8\$ N16\$.													

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	14,000.00	14,000.00	14,000							