COMM SW COR OF SEC, RUN E 100 FT
US-441, N ALONG R/W 570.05 FT, E
FOR POB, N 707.08 FT, E 307.55 F

CHURCHILL CHARLES EDWARD
413 SE SUNSET GLN
HIGH SPRINGS, FL 32643

2027

03-7S-17-09879-012

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	51	LOG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 02

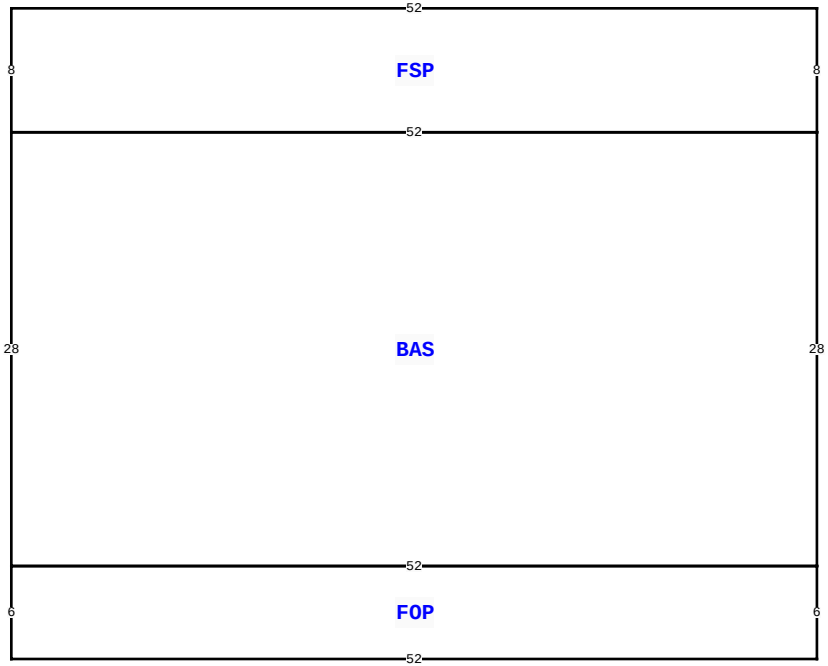
NEIGHBORHOOD/LOC 3717.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	218,448
FOP	312	30		94	14,103
FSP	416	40		166	24,905
TOTALS	2,184			1,716	257,458

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	1,716	145.0988	159.61	273,891	2020	2020	0	0	1	5.00	94.00

2 SINGLE FAM 100% - 2023 Heated Area: 1456 HX Base Yr 2023



413 SE SUNSET GLN, HIGH SPRINGS

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/06/2026 MLU
INC DATE | AG DATE

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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		257,458
TOTAL MARKET OB/XF VALUE		9,500
TOTAL LAND VALUE - MARKET		65,130
TOTAL MARKET VALUE		332,088
SOH/AGL Deduction		13,756
ASSESSED VALUE		318,332
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		261,921
TOTAL JUST VALUE		332,088
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		336,765

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1370/2602	10/10/2018	WD	Q	I	01	40,000
GRANTOR: GEORGE H DEVANEY III						
GRANTEE: CHARLES EDWARD CHUR						
1370/2600	12/27/2017	WD	U	I	11	100
GRANTOR: MELISSA B DEVANEY						
GRANTEE: GEORGE H DEVANEY II						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N28 FSP= N8 W52 S8 E52$ W52 S28 FOP= S6 E52 N6 W52$ E52$.

LAND DESCRIPTION

TOTAL OB/XF 9,500

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		A-1	307.00	707.00	5.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,130							

REVIEW DATE 07/23/2020 BY HC Total Acres: 5.01 Total Land Value: 65,130 Market: 0 Agricultural: 0 Common: 65,130 PRINTED 11/17/2026 BY SYS