W 227.50 FT OF E 503 FT OF SE1/4 OF NW1/4 LYING S OF OLD BELLAMY RD. ORB 794-120,

ZACK LAURA/PRICE WILLIAM
680 SW OLD BELLAMY RD
HIGH SPRINGS, FL 32643

2027

04-7S-17-09888-009

BUILDING CHARACTERISTICS

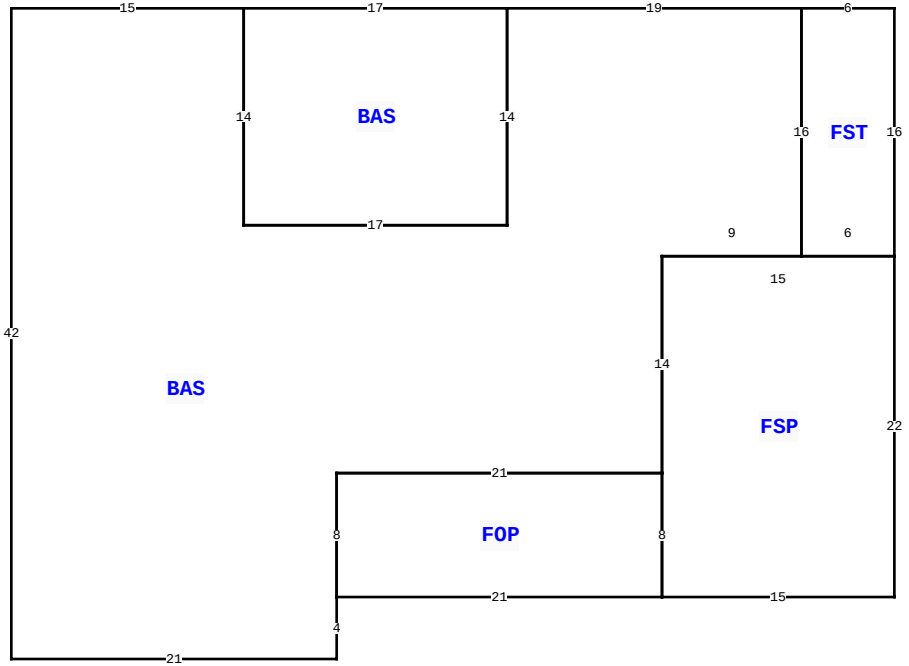
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	4717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	238	100		238	19,705
BAS	1,418	100		1,418	117,406
FOP	168	30		50	4,140
FSP	330	40		132	10,929
FST	96	55		53	4,388
TOTALS	2,250			1,891	156,569

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,891	115.8003	127.38	240,876	1975	1985	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2004 Heated Area: 1656 HX Base Yr 2004



680 SW OLD BELLAMY RD, HIGH SPRINGS

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	200	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		156,569
TOTAL MARKET OB/XF VALUE		6,500
TOTAL LAND VALUE - MARKET		32,000
TOTAL MARKET VALUE		195,069
SOH/AGL Deduction		61,345
ASSESSED VALUE		133,724
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		82,313
TOTAL JUST VALUE		195,069
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		197,921

SALE:2:1: 2 AC WITH IMP CHECKED OK FIANCING

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047868	Roof Replacement	14,656	08/10/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0961/0272	8/15/2002	WD	Q	I		115,000
GRANTOR: BASTA'S						
GRANTEE: LAURA ZACK & WILLIA						
0896/2583	1/28/2000	WD	Q	I	01	63,000
GRANTOR: HUD						
GRANTEE: WILLIAM & SUSANN BA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 BAS= W17 S14 E17 N14$ S14 W17 N14 W15 S42 E21 N4
FOP= E21 N8 W21 S8$ N8 E21 FSP= S8 E15 N22 W15 S14$ N14 E9
FST= E6 N16 W6 S16$ N16$.

LAND DESCRIPTION

TOTAL OB/XF 6,500

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	0.00	0.00	2.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,000							

REVIEW DATE 09/22/2023 BY jerry Total Acres: 2.00 Total Land Value: 32,000 Market: 0 Agricultural: 0 Common: 32,000 PRINTED 11/17/2026 BY SYS