

BEG SW COR OF SE1/4 OF SW1/4,
 RUN E 447.79 FT, N 1005.11 FT,
 W 452.50 FT, S 1007.81 FT TO

LANE ANN ELIZABETH
 216 SW HEARTSONG CT
 HIGH SPRINGS, FL 32643

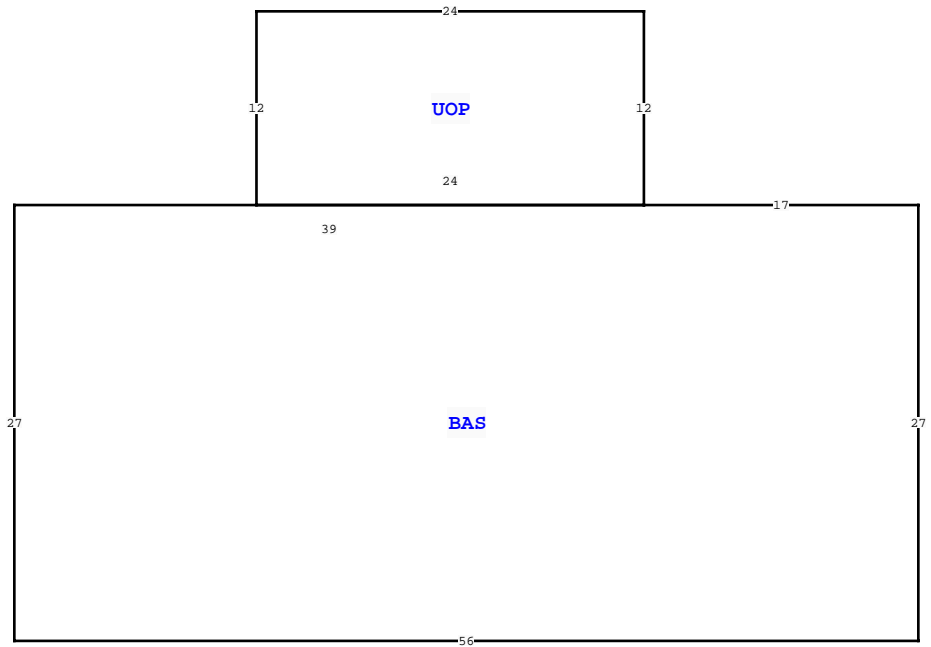
2026

04-7S-17-09889-015



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
08	WD OR PLY 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
2	100				
1.	1. 100				
01	CONV 100				
0	100				
03	03 100				
01	01 100				
05	05				
5000	IMPROVED AG				
	MKT AREA	02			
4717.0200	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	40,243
UOP	288	25		72	1,916
TOTALS	1,800			1,584	42,160

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	- 1995								
				Heated Area: 1512			HX Base Yr 1995				



COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				263,296		
TOTAL MARKET OB/XF VALUE				14,890		
TOTAL LAND VALUE - MARKET				110,990		
TOTAL MARKET VALUE				309,001		
SOH/AGL Deduction				122,366		
ASSESSED VALUE				186,635		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				135,224		
TOTAL JUST VALUE				389,176		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				377,029		
SALE:1:1: 10.40 ACRES						
BLDG:1:1: REDM MH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000042845	Roof Replacement	10,470	09/27/2021			
21922	REMODEL	100	06/02/2004			
14849	SFR	270	12/11/1998			
8306	M H	125	04/25/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0786/1346	2/01/1994	WD	Q	V		26,000
GRANTOR: J QUINTON RUMPH						
GRANTEE: ANN ELIZABETH LANE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W17 UOP= N12 W24 S12 E24\$ W39 S27 E56 N27\$.						

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	1,200	
3	0060	CARPORT F	0	100	18	20	378.00	UT	5.00	5.00	100	2004	2004	3	100	1,890	
4	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	3,200	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
TOTALS															14,890		

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	0102	C	SFR/MH	100		A-1	0.00	0.00	2.59	AC		1.00	1.00	1.00	11,000.00	11,000.00	28,490							
2	6200	A	PASTURE 3	0		00	0.00	0.00	5.00	AC		1.00	1.00	1.00	280.00	280.00	1,400							
3	5200	A	CROPLAND 2	0		00	0.00	0.00	2.50	AC		1.00	1.00	1.00	370.00	370.00	925							
4	9910	M	MKT.VAL.AG	0		00	0.00	0.00	7.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	82,500							

BEG SW COR OF SE1/4 OF SW1/4,
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 W 452.50 FT, S 1007.81 FT TO

LANE ANN ELIZABETH
 216 SW HEARTSONG CT
 HIGH SPRINGS, FL 32643

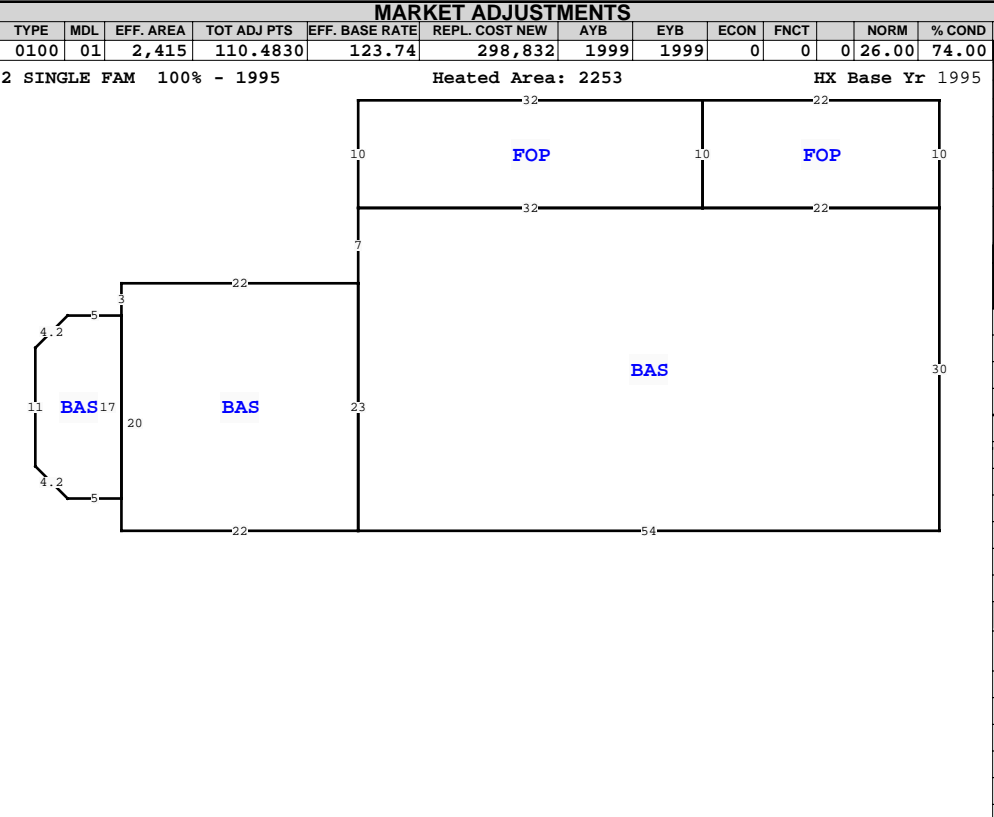
2026

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ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.1	1. 100
Architectual Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,415	110.4830	123.74	298,832	1999	1999	0	0	26.00	74.00

2 SINGLE FAM 100% - 1995
 Heated Area: 2253 HX Base Yr 1995



COLUMBIA COUNTY PROPERTY		PAGE 2 of 2	3
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TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		135,224	
TOTAL JUST VALUE		389,176	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		377,029	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	127	100		127	11,629
BAS	506	100		506	46,333
BAS	1,620	100		1,620	148,340
FOP	220	30		66	6,044
FOP	320	30		96	8,790
TOTALS	2,793			2,415	221,136

152 SW HEARTSONG CT, HIGH SPRINGS

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

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

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0786/1346	2/01/1994	WD	Q	V		26,000

GRANTOR: J QUINTON RUMPH
 GRANTEE: ANN ELIZABETH LANE

BUILDING NOTES

BUILDING DIMENSIONS
 FOP= N10 W22 S10 E22\$ BAS= W22 FOP= N10 W32 S10 E32\$ W32 S7
 BAS= W22 S3 BAS= W5 D3 L3 S11 R3 D3 E5 N17\$ S20 E22 N23\$
 S23 E54 N30\$.

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