

LOT2 2 & 3 BLOCK 2 WILSON SPRING  
 1: LOT 2 DESC AS: COMM NW COR OF  
 2186.25 FT TO SE'LY R/W OF SW ME

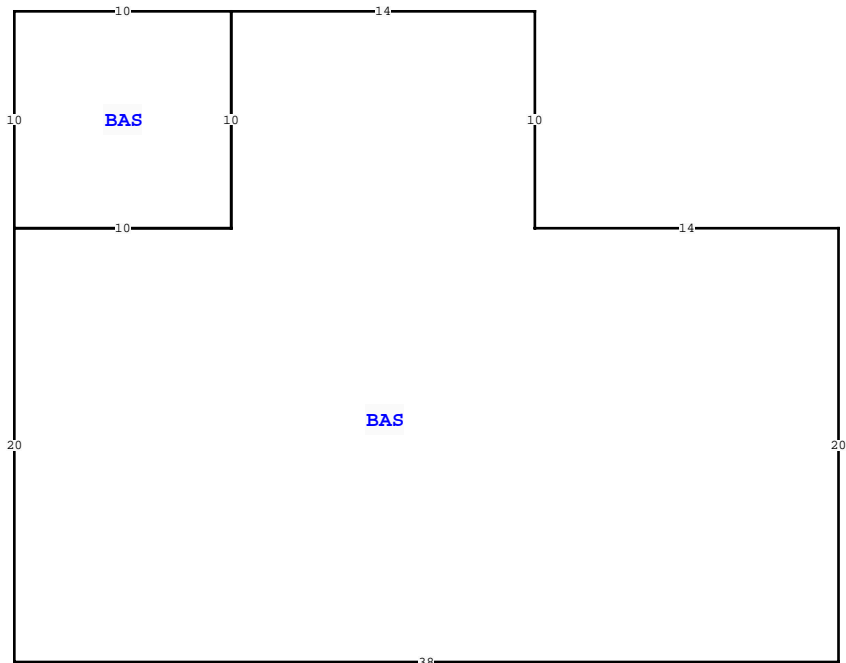
HAWORTH G PRESTON/HAWORTH MARGARET S  
 1740 BEACON DR  
 SANFORD, FL 32771

**2026**

06-7S-16-04149-202  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	11	CLAY TILE	50
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Bedrooms		2	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	02	02	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
BAS	100	100	
BAS	900	100	
TOTALS	1,000		1,000
TOTALS			68,686

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,000	94.3488	105.67	105,670	1948	1948	0	0	0	35.00	65.00		
1 SINGLE FAM 0% - 0 Heated Area: 1000 HX Base Yr														



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				68,686		
TOTAL MARKET OB/XF VALUE				3,768		
TOTAL LAND VALUE - MARKET				36,000		
TOTAL MARKET VALUE				108,454		
SOH/AGL Deduction				1,035		
ASSESSED VALUE				107,419		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				107,419		
TOTAL JUST VALUE				108,454		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				97,654		
LAND:1:1: LOT 2 = .77 AC & LOT 3 = .81 AC						
PERMIT NUM						
DESCRIPTION						
AMT						
ISSUED						
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1211/1805	3/07/2011	WD	U	I	12	24,000
GRANTOR: QUADRANT RESIDENTIAL						
GRANTEE: PRESTON G & MARGARET						
1201/1645	9/21/2010	CT	U	I	18	100
GRANTOR: CLERK OF COURT (MACE)						
GRANTEE: QUADRANT RESIDENTIA						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W14 N10 W14 BAS= W10 S10 E10 N10S S10 W10 S20 E38 N20S.						

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	0263	PRCH,USP	0	0	20	16	320.00	UT	12.50	60	2001	2001	3	60	2,400	
2	0080	DECKING	0	0	13	16	208.00	UT	2.00	50	2001	2001	3	50	208	
3	0070	CARPORT UF	0	0	16	10	160.00	UT	2.00	100	2001	2001	3	100	320	
4	0296	SHED METAL	0	0	12	16	192.00	UT	3.50	100	2001	2001	3	100	672	
5	0251	LEAN TO W/	0	0	7	12	84.00	UT	2.00	100	2001	2001	3	100	168	

TOTAL OB/XF														3,768										
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	0.90	20,000.00	18,000.00	18,000							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	18,000							

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1	0100	C	SFR	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	18,000							
2	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	20,000.00	18,000.00	18,000							

REVIEW DATE																													
06/25/2015																													
BY																													
TW																													
Total Acres: 1.58						Total Land Value: 36,000						Market: 0						Agricultural: 0						Common: 36,000					
PRINTED 06/11/2026 BY SYS																													