

BEGIN AT SW COR OF SW 1/4 OF NE
E 1851.18 FT TO W R/W OF MIXON R
W 2039.26 FT, N 448.25 FT TO POB

RIVERA RAFAEL VARGAS/VARGAS GISELLE
17580 NW 235TH ST
HIGH SPRINGS, FL 32643

2026

08-5S-17-09165-008


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 164,570 TOTAL MARKET VALUE 7,240 SOH/AGL Deduction 0 ASSESSED VALUE 7,240 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 7,240 TOTAL JUST VALUE 164,570 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1569/1313</td> <td>5/26/2026</td> <td>WD Q</td> <td>V</td> <td></td> <td>01</td> <td>240,000</td> </tr> </tbody> </table> GRANTOR: DICKS LESTER ALEXANDE GRANTEE: RIVERA RAJAEEL VARGA										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1569/1313	5/26/2026	WD Q	V		01	240,000
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1569/1313	5/26/2026	WD Q	V		01	240,000																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU																							
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																											
																	BUILDING NOTES																										
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L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	5200	A	CROPLAND 2	0		A-1	0.00	0.00	7.30	AC		1.00	1.00	1.00	370.00	370.00	2,701																										
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	16.21	AC		1.00	1.00	1.00	280.00	280.00	4,539																										
3	9530	C	POND	0					0.50	AC		1.00	1.00	1.00	0.00	0.00	0																										
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	23.51	AC		1.00	1.00	1.00	7,000.00	7,000.00	164,570																										
																	REVIEW DATE 05/07/2026 BY MLU Total Acres: 24.01 Total Land Value: 7,240 Market: 164,570 Agricultural: 7,240 Common: 0 PRINTED 06/26/2026 BY SYS																										