

COMM NE COR, RUN S 25 FT TO  
S R/W BARNEY RD, RUN W 977.77  
FT FOR POB, CONT W 339.37 FT

MAULDIN MELBA L  
1282 SW BARNEY ST  
HIGH SPRINGS, FL 32643

**2026**

08-7S-17-09941-002  
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	8717.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,848	100	
TOTALS	1,848		101,376

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100% - 2009		184,320	1997	1997	0	0	45.00	55.00
Heated Area: 1848 HX Base Yr 2009											
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS</span> </div>											
BLD DATE		LGL DATE		05/06/2026	MLU						
XF DATE		LAND DATE									
INC DATE		AG DATE									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		101,376	
TOTAL MARKET OB/XF VALUE		8,500	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		174,876	
SOH/AGL Deduction		102,506	
ASSESSED VALUE		72,370	
TOTAL EXEMPTION VALUE		47,370	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		174,876	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		159,876	
PRMT:1:1: MARK BYRON			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
12895	M H	125	08/13/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1158/1718	9/11/2008	WD	Q	I		115,000
GRANTOR: MARLENE LYN-COOK						
1127/1411	6/18/2007	WD	Q	I		91,000
GRANTOR: LASALLE BANK NATIONAL						
GRANTEE: MARLENE LYN-COOK						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	1997
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2013
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100	
4	0081	DECKING WI	0	100	0	0	UT	0.00	0.00	100	2017

TOTAL OB/XF											
8,500											
BLD DATE		LGL DATE		05/06/2026	MLU						
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											
BAS= W66 S28 E66 N28\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-1	0.00	0.00	5.00	AC	1.00

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1.00	13,000.00	13,000.00	65,000							