

LOT 11 SHERWOOD FOREST UNIT 3.
502-188, 760-2239, 812-158, 877-

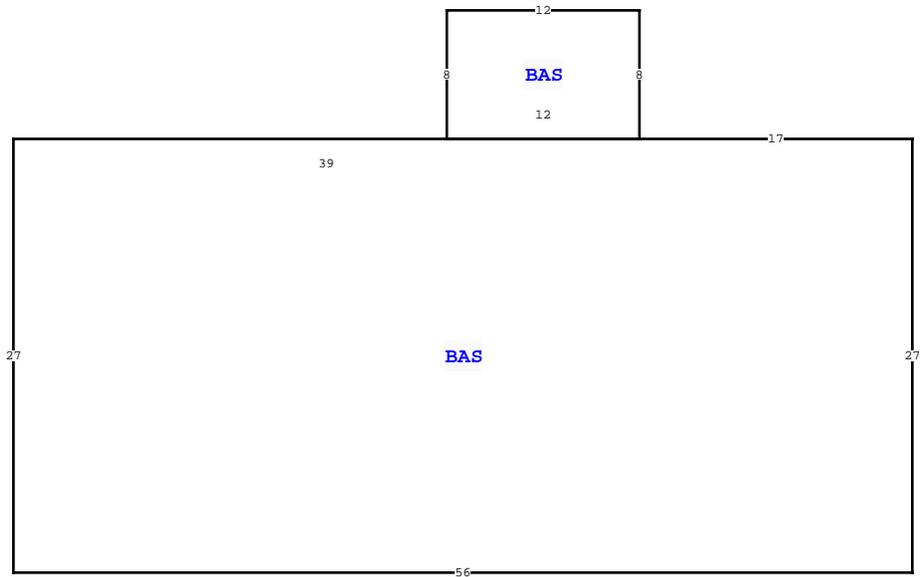
POTTER HUNTER ANDREW/BOUCHER KENDAL BROOKE
20780 S US HWY 441
HIGH SPRINGS, FL 32643

2026

09-7S-17-09957-111
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LAM/VNLPLK 100	
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	03	03 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	9717.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	96	100	
BAS	1,512	100	
TOTALS	1,608		1,608 86,919

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MANUF	1	100%	- 2026	Heated Area: 1608					HX Base Yr	2026



VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		86,919
TOTAL MARKET OB/XF VALUE		8,000
TOTAL LAND VALUE - MARKET		24,000
TOTAL MARKET VALUE		118,919
SOH/AGL Deduction		0
ASSESSED VALUE		118,919
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		67,508
TOTAL JUST VALUE		118,919
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		140,610

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24149	M H	275	02/17/2006
15280	M H	125	03/24/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1543/2236	6/27/2025	WD	Q	I	01	115,000
GRANTOR: PISCHKE NEVADA						
GRANTEE: POTTER HUNTER ANDRE						
1419/2204	9/18/2020	WD	Q	I	01	140,000
GRANTOR: JOHN & VIRGINA WATSON						
GRANTEE: NEVADA PISCHKE & AN						

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	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2004	2004	3	100	300	
2	0080	DECKING	0	100	0	0	UT	0.00	0.00	100	2004	2004	3	100	400	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION																								
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	0200	C	MBL HM	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							