COMM NE COR OF NE1/4 OF NW1/4, R
R/W LINE OF SW BARNEY ST, RUN W
FOR POB, RUN S 1289.64 FT, W 392

POPP CAMERON CRISAN/POPP CAITLIN L
762 SW BARNEY ST
HIGH SPRINGS, FL 32643

2027

09-7S-17-09961-010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	06	CUST PANEL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 02

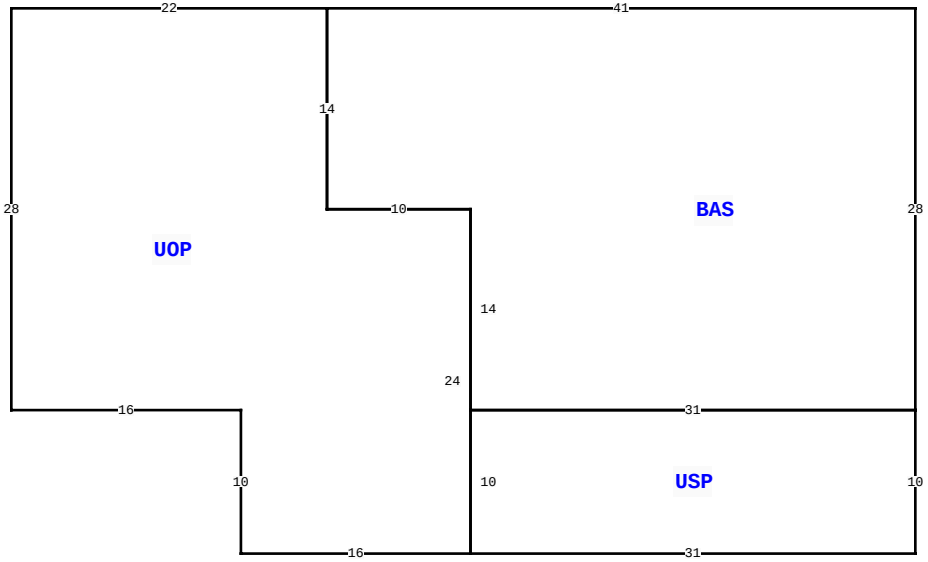
NEIGHBORHOOD/LOC 9717.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100		1,008	119,552
UOP	916	20		183	21,704
USP	310	35		108	12,809
TOTALS	2,234			1,299	154,065

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,299	148.7200	163.59	212,503	2003	2003	0	0	0	27.50	72.50

1 SINGLE FAM 100% - 2022 Heated Area: 1008 HX Base Yr 2022



762 SW BARNEY ST, HIGH SPRINGS

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

EXTRA FEATURES

LN	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	0327	STABLES-SM	0	100	30	40	1,200.00	UT	10.00	10.00	100	2017	2017	3	100	12,000	
2	0327	STABLES-SM	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,000	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
5	0294	SHED WOOD/	0	100	34	12	408.00	UT	0.00	30.00	100	2022	2021		100	12,240	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		154,065
TOTAL MARKET OB/XF VALUE		29,140
TOTAL LAND VALUE - MARKET		99,220
TOTAL MARKET VALUE		196,451
SOH/AGL Deduction		8,390
ASSESSED VALUE		188,061
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		136,650
TOTAL JUST VALUE		282,425
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		285,231

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055657	Electrical Servic		05/12/2026
000050646	Electrical Servic	0	08/26/2024
000050647	Electrical Servic	0	08/26/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1452/780	11/10/2021	WD	Q	I	01	310,000
GRANTOR: WARD CHARLES F III						
GRANTEE: POPP CAMERON CRISAN						
1353/2139	2/13/2018	WD	Q	I	01	195,000
GRANTOR: DAVID D & ROBYN M JOH						
GRANTEE: CHARLES F WARD III						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 UOP= W22 S28 E16 S10 E16 N24 W10 N14$ S14 E10 S14
USP= S10 E31 N10 W31$ E31 N28$.

LAND DESCRIPTION

TOTAL OB/XF 29,140

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	100					8.02	AC		1.00	1.00	1.00	280.00	280.00	2,246							
3	9910	M	MKT.VAL.AG	100					8.02	AC		1.00	1.00	1.00	11,000.00	11,000.00	88,220							

REVIEW DATE 03/06/2025 BY TW Total Acres: 9.02 Total Land Value: 13,246 Market: 88,220 Agricultural: 2,246 Common: 11,000 PRINTED 11/16/2026 BY SYS