LOT 21 SHERWOOD FOREST S/D UNIT
679-172, 688-507, 707-011, 889-2

BLAKE LAURA/BLAKE AUDRA KAYE
223 SE LITTLE PL
HIGH SPRINGS, FL 32643

2027

10-7S-17-09973-021

BUILDING CHARACTERISTICS

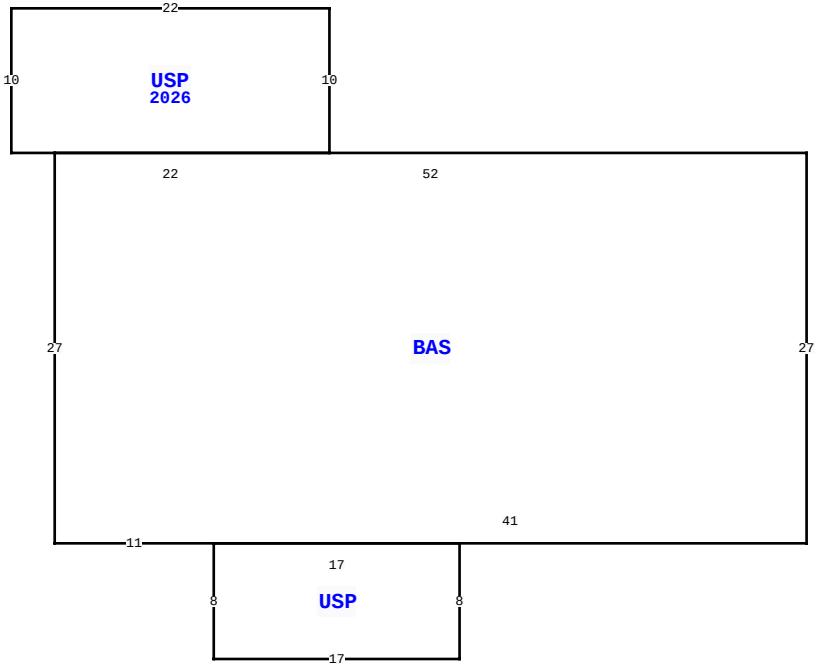
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	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	10717.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	117,593
USP	136	35		48	4,020
USP	220	35	2026	77	6,450
TOTALS	1,760			1,529	128,063

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,529	114.0000	106.02	162,105	1991	2015	0	0	0	21.00	79.00

1 MANUF 1 0% - 2026 Heated Area: 1404 HX Base Yr



223 SE LITTLE JOHN PL, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0021	BARN,FR AE	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	1993	1993	3	100	2,500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	128,063
TOTAL MARKET OB/XF VALUE	11,000
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	161,063
SOH/AGL Deduction	0
ASSESSED VALUE	161,063
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	161,063
TOTAL JUST VALUE	161,063
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	162,440

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1555/124	10/07/2025	WD	Q	I	01	210,000
GRANTOR: MURZIN EDWARD						
GRANTEE: BLAKE LAURA						
1476/593	9/23/2022	WD	Q	I	01	135,000
GRANTOR: PRESNELL PATRICIA						
GRANTEE: MURZIN EDWARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W52 S27 E11 E41 N27 $
USP=[ORIG=-41,27] S8 E17 N8 W17 $
USP=[YR=2026;ORIG=-55,0] N10 E22 S10 W22 $
.

LAND DESCRIPTION

TOTAL OB/XF 11,000

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	0200	C	MBL HM	0		A-1	221.00	197.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 12/12/2025 BY TP Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS