

TRACT 4 DOGWOOD ACRES S/D UNREC.  
 BEG NE COR OF SW1/4, RUN E 385 F  
 1200.62 FT TO N LINE OF A 60-FT

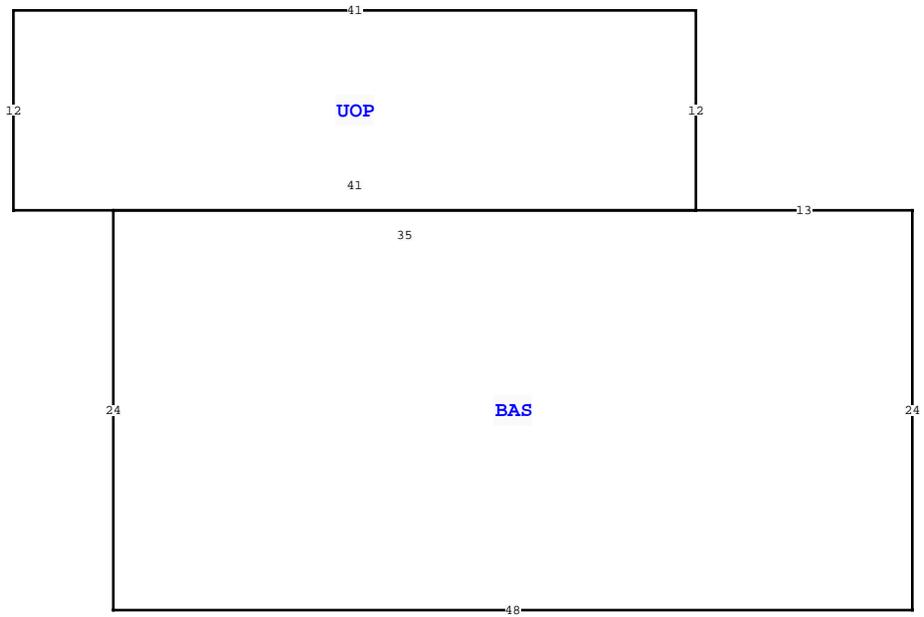
POLLOCK DANIEL B/POLLOCK MELISSA E  
 P O BOX 455  
 HIGH SPRINGS, FL 32643

**2026**

10-7S-17-09974-304

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	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	02	WINDOW	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0202 MOBILE HOME/M HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10717.080 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,152	100	
UOP	492	25	
TOTALS	1,644		1,275 35,312

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	100%	- 0									Heated Area: 1152 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			58,496
TOTAL MARKET OB/XF VALUE			18,900
TOTAL LAND VALUE - MARKET			122,550
TOTAL MARKET VALUE			199,946
SOH/AGL Deduction			124,071
ASSESSED VALUE			75,875
TOTAL EXEMPTION VALUE	HX HB		29,647
BASE TAXABLE VALUE			46,228
TOTAL JUST VALUE			199,946
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			172,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28818	M H	371	08/26/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/2369	11/19/2021	WD	U	I	30	100

GRANTOR: POLLOCK JENNIFER L  
 GRANTEE: POLLOCK DANIEL B  
 0847/0439 9/23/1997 WD Q I 01 0  
 GRANTOR: MELISSA KINGSLEY  
 GRANTEE: DANIEL POLLACK

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	0081	DECKING WI	0	100	0	0		1.00	0.00	100	2017	2017	3	100	300	
2	0120	CLFENCE 4	0	100	0	0		1.00	0.00	100	2017	2017	3	100	100	
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100			3	100	7,000	
4	9947	Septic	0	100	0	0		1.00	3,000.00	100			3	100	3,000	
5	9945	Well/Sept	0	100	0	0		1.00	7,000.00	100	2022	2021		100	7,000	
6	0081	DECKING WI	0	100	0	0		1.00	1,500.00	100	2022	2021		100	1,500	

LAND DESCRIPTION														TOTAL OB/XF										
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		A-1	0.00	0.00	8.17	AC		1.00	1.00	1.25	12,000.00	15,000.00	122,550							

LAND DESCRIPTION														TOTAL OB/XF										
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		A-1	0.00	0.00	8.17	AC		1.00	1.00	1.25	12,000.00	15,000.00	122,550							

