

COMM NE COR OF SW1/4 OF NE1/4, R
FOR POB, RUN S 629.96 FT TO N R/
W ALONG R/W 34.05 FT TO PT OF CU

DUTRA CICERO VIERA/DUTRA DEISE DE OLIVEIRA
589 SE ADAMS ST
HIGH SPRINGS, FL 32643

2026

10-7S-17-09977-017
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10717.090	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	
FOP	160	30	
FSP	128	40	
FSP	448	40	
TOTALS	2,536		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,078	110.1920	123.42	256,467	1982	1982	0	0	35.00	65.00
1 SINGLE FAM 100% - 2020 Heated Area: 1800 HX Base Yr 2020											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			166,704
TOTAL MARKET OB/XF VALUE			35,936
TOTAL LAND VALUE - MARKET			68,640
TOTAL MARKET VALUE			271,280
SOH/AGL Deduction			86,279
ASSESSED VALUE			185,001
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			133,590
TOTAL JUST VALUE			271,280
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			255,440

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28230	MAINT/ALTR	30	11/19/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/0662	6/21/2019	WD Q	Q	I	01	220,000
GRANTOR: JAMES D & BARBARA ANN						
GRANTEE: CICERO VIERA & DEIS						
1216/1142	6/15/2011	QC U	U	I	11	100
GRANTOR: KATHY PREVATT (AKA CA						
GRANTEE: JAMES D & BARBARA A						

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	1.00	UT	1,200.00	100	0
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	100	1987
3	0011	BARN, BLK A	0	100	30	60	1.00	UT	0.00	100	0
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2005
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2013
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2013
7	0040	BARN, POLE	0	100	26	40	1,040.00	UT	2.50	100	2013
8	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	100	2017

TOTAL OB/XF											
											35,936
589 SE ADAMS ST, HIGH SPRINGS											
BLD DATE		LGL DATE		05/06/2026		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W22 FSP= N16 W28 FSP= W8 S16 E8 N16\$ S16 E28 \$ W38 S30 E20 FOP= S10 E16 N10 W16\$ E40 N30\$.											

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	0100	C	SFR	100		00	0.00	0.00	5.28	AC		1.00	1.00	1.00	13,000.00	13,000.00	68,640							