

COMM NE COR OF SW1/4 OF NE1/4, R
FOR POB, RUN S 629.96 FT, W 346
FT, E 346 FT TO POB. (TRACT B GL

PERRY MARCUS DERWIN/PERRY MELISSA JEAN
717 SE ADAMS ST
HIGH SPRINGS, FL 32643

2026

10-7S-17-09977-022
10-7S-17-09977-022

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10717.090 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
TOTALS	1,248		1,248

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%	-	2017						
Heated Area: 1248						HX Base Yr 2017					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE						
BAS	1,248	100		1,248	74,920						
TOTALS	1,248			1,248	74,920						

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			74,920
TOTAL MARKET OB/XF VALUE			15,300
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			155,220
SOH/AGL Deduction			74,817
ASSESSED VALUE			80,403
TOTAL EXEMPTION VALUE	HX HB		51,116
BASE TAXABLE VALUE			29,287
TOTAL JUST VALUE			155,220
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			138,662
XFOB:1:1: FLINTSTONE/EASTWOOD MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22416	M H	250	10/25/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1325/2099	11/16/2016	QC	U	I	11	100
GRANTOR: FRANCES KEENE						
GRANTEE: MARCUS D & MELISSA						
1046/0528	11/10/2004	WD	Q	I	01	7,900
GRANTOR: PAUL B BARCIA						
GRANTEE: IRA D & FRANCES KEE						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0040	BARN, POLE	0	100	0	0		1.00	0.00	
2	0294	SHED WOOD/	0	100	0	0		1.00	0.00	
3	9945	Well/Sept	0	100	0	0		1.00	7,000.00	7,000.00
4	0296	SHED METAL	0	100	0	0		1.00	0.00	
5	9945	Well/Sept	0	0	0	0		1.00	7,000.00	7,000.00
6	0070	CARPORT UF	0	100	0	0		1.00	0.00	
7	0261	PRCH, UOP	0	100	0	0		1.00	0.00	

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

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W48 S26 E48 N26\$.									

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		00	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							