

COMM NE COR OF SW1/4 OF NW1/4, R
FOR POB, RUN S 629.91 FT TO ADAM
FT TO E R/W US-41, N 314.96 FT,

GRANT ERIC/WILLIAMS COURTNEY
279 SE ADAMS ST
HIGH SPRINGS, FL 32643

2026

10-7S-17-09977-023

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 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		
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	148,737
TOTALS	1,512			1,512	148,737

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%	2025	Heated Area: 1512		HX Base Yr 2025				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			148,737
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			39,620
TOTAL MARKET VALUE			196,157
SOH/AGL Deduction			0
ASSESSED VALUE			196,157
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			144,746
TOTAL JUST VALUE			196,157
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			222,234

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32598	M H	657	01/08/2015
7946	M H	100	01/04/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1530/678	12/10/2024	WD	Q	I	01	250,000
GRANTOR: FISHER RYAN ANTHONY						
GRANTEE: GRANT ERIC						
1322/0029	8/30/2016	WD	Q	I	01	107,000
GRANTOR: JAMES E REHERMAN						
GRANTEE: RYAN ANTHONY FISHER						

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	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	7,000.00	100			3	100	7,000	
2	0081	DECKING WI	0	100	0	0		1.00	UT 800.00	800.00	100	2025	2024		100	800	

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

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W56 S27 E56 N27\$.											

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	DPHT 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	2.83	AC		1.00	1.00	1.00	14,000.00	14,000.00	39,620							