LOT 4 ADAMS ROAD S/D.

WD 817-1157, TD 1319-2423, WD 15

MCKIBBEN JAMES
15931 NW COUNTY RD 231
GAINESVILLE, FL 32609

2027

10-7S-17-09977-104

BUILDING CHARACTERISTICS

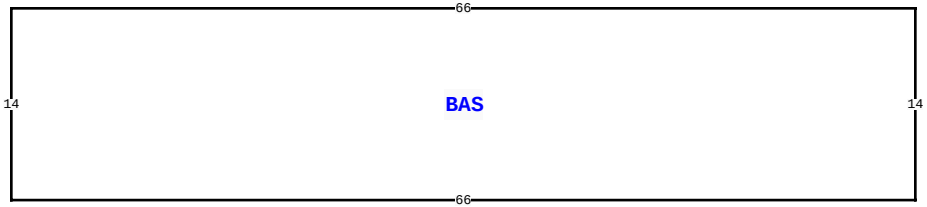
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	10717.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	55,724
TOTALS	924			924	55,724

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	924	117.9000	109.65	101,317	1995	1995	0	0	0	45.00	55.00

2 MANUF 1 0% - 0 Heated Area: 924 HX Base Yr



191 SE ADAMS ST, 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	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	400	
2	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2020	2020	3	100	200	
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	55,724
TOTAL MARKET OB/XF VALUE	7,600
TOTAL LAND VALUE - MARKET	24,200
TOTAL MARKET VALUE	87,524
SOH/AGL Deduction	6,490
ASSESSED VALUE	81,034
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,034
TOTAL JUST VALUE	87,524
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	88,124

BLDG:1:1: FLEET MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36989	M H	325	07/19/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/2277	6/03/2026	QC	U	I	11	100
GRANTOR: MCKIBBEN JAMES E						
GRANTEE: MCKIBBEN JAMES						
1518/2498	7/09/2024	WD	U	I	11	100
GRANTOR: MCKIBBEN JEANETTE I						
GRANTEE: MCKIBBEN JAMES E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,600

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.10	22,000.00	24,200.00	24,200							

REVIEW DATE 06/20/2019 BY DF Total Acres: 1.01 Total Land Value: 24,200 Market: 0 Agricultural: 0 Common: 24,200 PRINTED 11/17/2026 BY SYS