

COMM SW COR OF SEC, E 100 FT TO
FOR POB, N 319.65 FT, E 936.82 F
SO S LINE OF SEC 10, W 935.52 FT

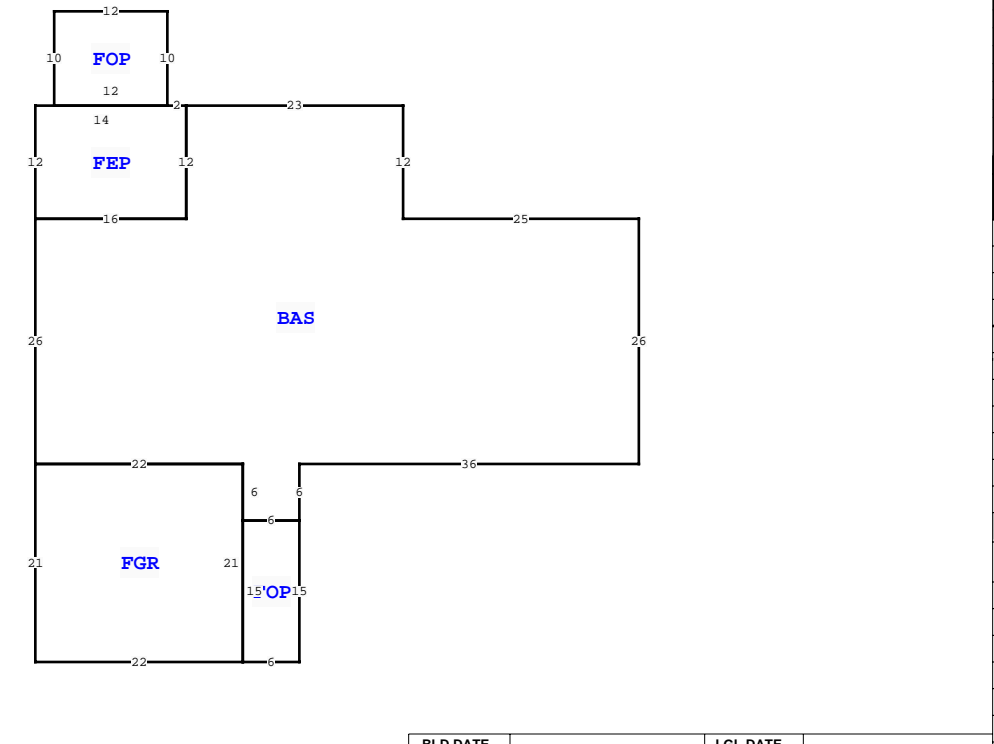
MARTIN KENNETH B/PROCTOR PENNY S
21705 S US HIGHWAY 441
HIGH SPRINGS, FL 32655

2026

10-7S-17-09979-001
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BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	17 MSNRY STUC 80
Exterior Wall	21 STONE 20
Roof Structure	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	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	10717.00 1.00/

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,447	120.7800	135.27	331,006	1985	2015	0	0	10.00	90.00
1 SINGLE FAM			100% - 2024	Heated Area: 1976		HX Base Yr 2024					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,976	100		1,976	240,565
FEP	192	80		154	18,749
FGR	462	55		254	30,923
FOP	90	30		27	3,287
FOP	120	30		36	4,383
TOTALS	2,840			2,447	297,905

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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	2,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
5	0119	MASONRY WA	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,500	
6	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,200	
7	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	2,500	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	100	2021	2020		100	500	
9	0030	BARN, MT	0	100	0	0	1.00	UT	8,500.00	8,500.00	100	2025	2024		100	8,500	

TOTAL OB/XF												25,500												
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		A-1	0.00	0.00	6.71	AC		1.00	1.00	1.00	12,000.00	12,000.00	80,520							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				297,905	
TOTAL MARKET OB/XF VALUE				25,500	
TOTAL LAND VALUE - MARKET				80,520	
TOTAL MARKET VALUE				403,925	
SOH/AGL Deduction				159,921	
ASSESSED VALUE				244,004	
TOTAL EXEMPTION VALUE				56,411	
BASE TAXABLE VALUE				187,593	
TOTAL JUST VALUE				403,925	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				393,815	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050809	Storage Building	11,000	09/12/2024
31408	M H	433	08/30/2013
22903	M H	250	03/11/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/2775	4/24/2023	WD	Q	I	01	434,000
GRANTOR: SIKES CYNTHIA						
GRANTEE: MARTIN KENNETH B						
1446/410	8/23/2021	WD	Q	I	01	365,000
GRANTOR: RUSSELL DEBRA L AKA D						
GRANTEE: SIKES CYNTHIA						

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 N12 W23 FEP= W2 FOP= N10 W12 S10 E12\$ W14 S12 E16 N12\$ S12 W16 S26 FGR= S21 E22 N21 W22\$ E22 S6 FOP= S15 E6 N15 W6\$ E6 N6 E36 N26\$.	