COMM NE COR OF SE1/4 OF NE1/4,
RUN W 28.71 FT TO W R/W
CRAWFORD LANE, S ALONG R/W

SULLIVAN REBECCA S
270 NW CRAWFORD CT
WHITE SPRINGS, FL 32096

2026

14-2S-16-01608-001

BUILDING CHARACTERISTICS

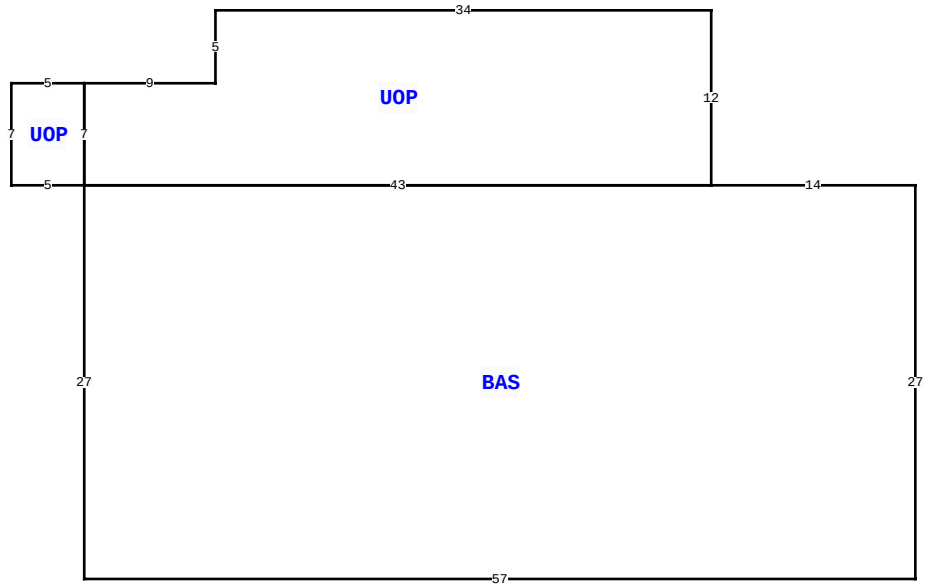
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	14216.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,539	100		1,539	42,070
UOP	35	25		9	246
UOP	471	25		118	3,226
TOTALS	2,045			1,666	45,542

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,666	113.9000	68.34	113,854	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1539 HX Base Yr



270 NW CRAWFORD CT, WHITE SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 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	0166	CONC,PAVMT	0	100	4	60	240.00	UT	2.00	2.00	70	1993	1993	3	70	336	
2	0294	SHED WOOD/	0	100	8	10	80.00	UT	7.50	7.50	70	1993	1993	3	70	420	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	50	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2018	2018	3	100	1,200	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2023	2022		100	4,500	
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2023	2022		100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		45,542
TOTAL MARKET OB/XF VALUE		13,806
TOTAL LAND VALUE - MARKET		45,090
TOTAL MARKET VALUE		104,438
SOH/AGL Deduction		55,930
ASSESSED VALUE		48,508
TOTAL EXEMPTION VALUE	HX HB WX	30,000
BASE TAXABLE VALUE		18,508
TOTAL JUST VALUE		104,438
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,418

SALE:2:1: 5.01 ACRES

SALE:1:1: 5.01 ACRES

XFOB:1:1: PINE MANOR MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0735/0938	11/15/1990	WD	Q	V		12,000
GRANTOR: BRADLEY DICKS						
GRANTEE: JACK SULLIVAN						
0729/0248	8/07/1990	WD	Q	V	03	0
GRANTOR: LENVIL DICKS						
GRANTEE: BRADLEY N DICKS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 UOP= N12 W34 S5 W9 UOP= W5 S7E5 N7$ S7 E43$ W43 S27 E57 N27$.

LAND DESCRIPTION

TOTAL OB/XF 13,806

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	0102	C	SFR/MH	100		00	0.00	0.00	5.01	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,090							

REVIEW DATE 04/20/2023 BY kellen Total Acres: 5.01 Total Land Value: 45,090 Market: 0 Agricultural: 0 Common: 45,090 PRINTED 06/10/2026 BY SYS