COMM INTERS OF N LINE OF SW1/4 O
OF RD, S 960 FT FOR POB, E 200 F
309.54 FT, S 470.7 FT TO S LINE

MINK KIMBERLY
22185 S HIGHWAY 441
HIGH SPRINGS, FL 32643

**2027**

**15-7S-17-09995-004**

## BUILDING CHARACTERISTICS

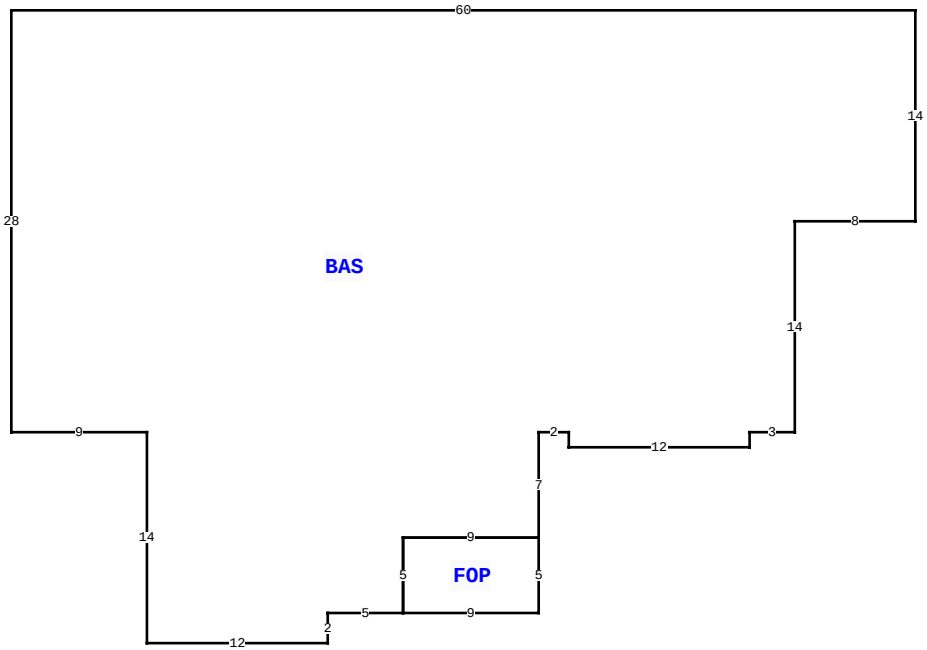
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 2 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Quality | 05 | 05 |
| DOR CODE | 0201 | MODULAR HOME |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 15717.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,871 | 100 | | 1,871 | 102,339 |
| FOP | 45 | 30 | | 14 | 766 |
| TOTALS | 1,916 | | | 1,885 | 103,105 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0210 | 01 | 1,885 | 105.8000 | 99.45 | 187,463 | 2007 | 2007 | 0 | 0 | 0 | 45.00 | 55.00 |

2 MODULAR 1 100% - 2008 Heated Area: 1871 HX Base Yr 2008




22185 S US HIGHWAY 441 , HIGH SPRINGS

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/06/2026 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 | 0031 | BARN,MT AE | 0 | 100 | 24 | 23 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 700 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 103,105 |
| TOTAL MARKET OB/XF VALUE | | 700 |
| TOTAL LAND VALUE - MARKET | | 37,240 |
| TOTAL MARKET VALUE | | 141,045 |
| SOH/AGL Deduction | | 23,847 |
| ASSESSED VALUE | | 117,198 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 65,787 |
| TOTAL JUST VALUE | | 141,045 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 141,045 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000055662 | Remodel | 35,264 | 05/12/2026 |
| 000053608 | Roof Replacement | 13,000 | 07/17/2025 |
| 26138 | SFR | 275 | 08/16/2007 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1128/2196 | 8/08/2007 | WD | Q | I | 04 | 100 |
| GRANTOR: CAROL MINK | | | | | | |
| GRANTEE: LAURENCE & KIMBERLY | | | | | | |
| 0955/1730 | 6/12/2002 | QC | Q | I | 01 | 100 |
| GRANTOR: LAURENCE MINK | | | | | | |
| GRANTEE: CAROL MINK | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W60 S28 E9 S14E12 N2 E5 FOP= E9 N5 W9 S5$ N5 E9 N7 E2 S1 E12 N1 E3 N14 E8 N14$ .

## LAND DESCRIPTION

TOTAL OB/XF 700

| 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 | 0201 | C | MOD HOME | 100 | | A-1 | 0.00 | 0.00 | 2.66 | AC | | 1.00 | 1.00 | 1.00 | 14,000.00 | 14,000.00 | 37,240 | | | | | | | |

REVIEW DATE 09/24/2025 BY chuck Total Acres: 2.66 Total Land Value: 37,240 Market: 0 Agricultural: 0 Common: 37,240 PRINTED 11/17/2026 BY SYS