

COMM AT NW COR OF SEC, RUN S 80.  
OF C R 778, E ALONG R/W 698.08 F  
3054.10 FT FOR POB, CONT S 856.2

MOURAS DENNIS JAMES/MOURAS REBECCA JANE  
735 SW STERLING TER  
HIGH SPRINGS, FL 32643

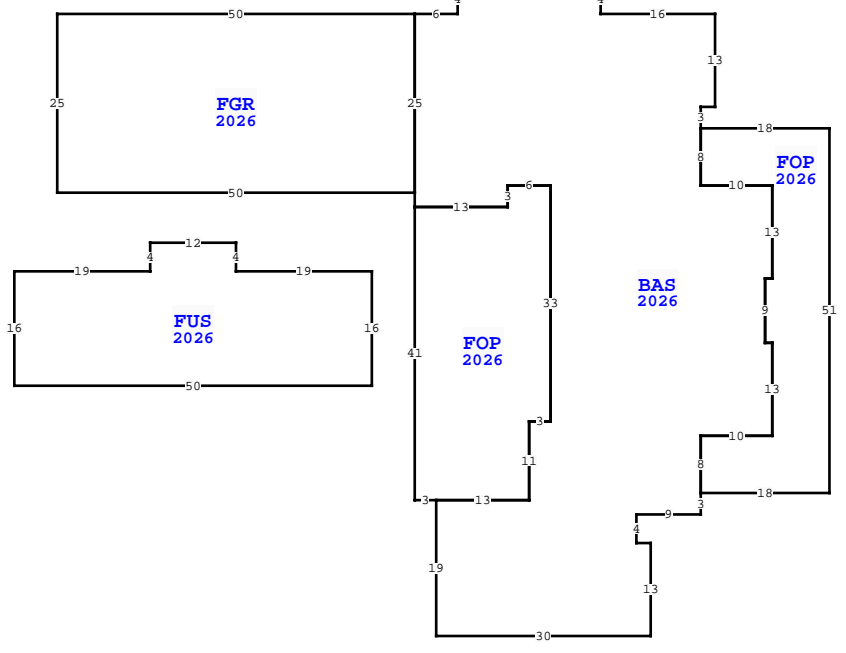
2026

16-7S-17-10006-107



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
32	HARDIE BRD 100				
00	N/A 0				
08	IRREGULAR 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
13	LAM/VNLPK 100				
00	N/A 0				
03	CENTRAL 100				
04	AIR DUCTED 100				
04	4 100				
04	4.5 100				
02	WOOD FRAME 100				
1.	1. 100				
03	0 100				
03	03 100				
01	01 100				
06	06				
0100	SINGLE FAMILY				
	MKT AREA		02		
	NEIGHBORHOOD/LOC	16717.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,979	100	2026	2,979	387,389
FGR	1,250	55	2026	688	89,468
FOP	577	30	2026	173	22,497
FOP	764	30	2026	229	29,779
FUS	848	100	2026	848	110,274
TOTALS	6,418			4,917	639,407

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026								
Heated Area: 3827						HX Base Yr 2026					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			639,407
TOTAL MARKET OB/XF VALUE			341,435
TOTAL LAND VALUE - MARKET			116,600
TOTAL MARKET VALUE			1,097,442
SOH/AGL Deduction			43,660
ASSESSED VALUE			1,053,782
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			1,002,371
TOTAL JUST VALUE			1,097,442
NCON VALUE			902,842
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			178,700

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050672	Storage Building	12,000	08/27/2024
000050673	Storage Building	12,000	08/27/2024
000050681	Storage Building	196,900	08/27/2024
000048893	Swimming Pool and	261,518	12/20/2023
000048325	Storage Building	110,000	10/03/2023
000047177	New Residential C	825,000	05/09/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1451/1700	11/01/2021	WD	Q	V	01	163,900
GRANTOR:SMOOT LINDA M LIVING						
GRANTEE:MOURAS DENNIS JAMES						
1160/2117	10/10/2008	WD	Q	V	01	100
GRANTOR:LESLIE A & LINDA M SM						
GRANTEE:LESLIE A & LINDA M						

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	0030	BARN,MT	0	100	0	0	UT	1.00	78,000.00	100	2025	2024		100	78,000	
2	0327	STABLES-SM	0	100	0	0	UT	9,000.00	9,000.00	100	2026	2025		100	9,000	
3	0327	STABLES-SM	0	100	0	0	UT	9,000.00	9,000.00	100	2026	2025		100	9,000	
4	0327	STABLES-SM	0	100	0	0	UT	147,000.00	147,000.00	100	2026	2025		100	147,000	
5	0280	POOL R/CON	0	100	0	0	UT	1,225.00	70.00	100	2026	2025		98	84,035	
6	0166	CONC,PAVMT	0	100	0	0	UT	4,800.00	3.00	100	2026	2025		100	14,400	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	10.60	AC		1.00	1.00	1.00	11,000.00	11,000.00	116,600							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2026;ORIG=105,14] W16 N4 W20 S4 W6 S25 S2 E13 N3 E6 S33 W3 S11 W13 S19 E30 N13 W2 N4 E9 N3 N8 E10 N13 W1 N9 E1 N13 W10 N8 N3 E2 N13 \$											
FGR=[YR=2026;ORIG=63,14] W50 S25 E50 N25 \$											
FUS=[YR=2026;ORIG=57,50] W19 N4 W12 S4 W19 S16 E50 N16 \$											
FOP=[YR=2026;ORIG=63,41] E13 N3 E6 S33 W3 S11 W13 W3 N41 \$											
FOP=[YR=2026;ORIG=121,30] W18 S8 E10 S13 W1 S9 E1 S13 W10 S8 E18 N51 \$											

TOTAL OB/XF												341,435												
REVIEW DATE 03/18/2026 BY robin Total Acres: 10.60 Total Land Value: 116,600 Market: 0 Agricultural: 0 Common: 116,600 PRINTED 06/22/2026 BY SYS																								