LOT 28 RIVER RISE S/D UNIT 2.

DC 1338-152, WD 1371-1397, QC 15

FINDLEY SAMANTHA L
1022 SW MARYNIK DR
HIGH SPRINGS, FL 32643

2027

16-7S-17-10006-228

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07

DOR CODE 0100 SINGLE FAMILY

MAP NUM | MKT AREA 02

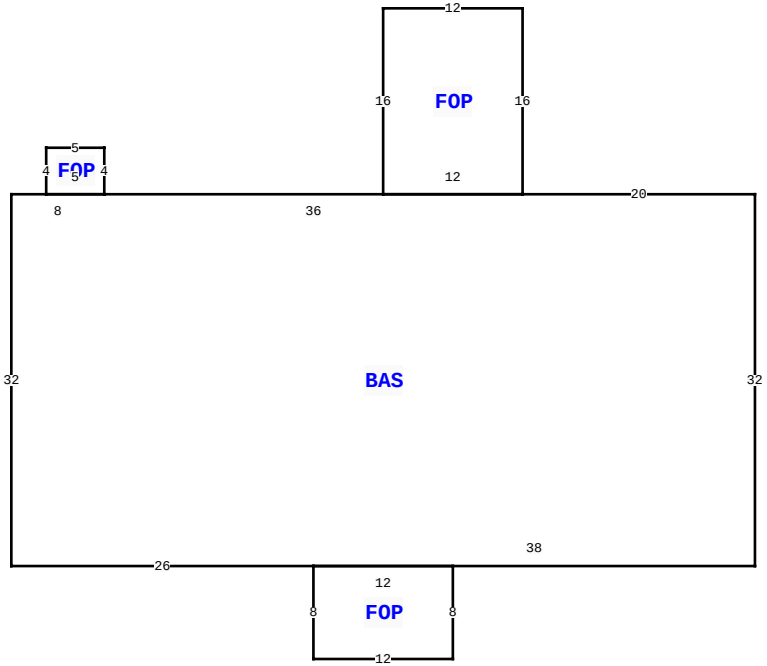
NEIGHBORHOOD/LOC 16717.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,048	100		2,048	259,853
FOP	20	30		6	761
FOP	96	30		29	3,679
FOP	192	30		58	7,359
TOTALS	2,356			2,141	271,652

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,141	122.7050	134.98	288,992	2019	2019	0	0	0	6.00	94.00

1 SINGLE FAM 100% - 2020 Heated Area: 2048 HX Base Yr 2020



1022 SW MARYNIK DR, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		271,652
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		357,052
SOH/AGL Deduction		92,836
ASSESSED VALUE		264,216
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		212,805
TOTAL JUST VALUE		357,052
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		361,984

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37485	SFR	861	11/28/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/1450	12/02/2024	QC	U	I	11	100
GRANTOR: FINDLEY FREDRICK E II						
GRANTEE: FINDLEY SAMANTHA L						
1371/1397	10/18/2018	WD	U	V	37	37,000
GRANTOR: NEVIL G SUMMERS						
GRANTEE: SAMANTHA L & FREDRI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 FOP= N16 W12 S16 E12$ W36 FOP= N4 W5 S4 E5$ W8 S32 E26 FOP= S8 E12 N8 W12$ E38 N32$.

LAND DESCRIPTION

TOTAL OB/XF 400

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	0100	C	SFR	100		A-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 01/06/2020 BY BC Total Acres: 7.10 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 11/17/2026 BY SYS