

BLOCK 44 MASON CITY EX THE N
101 FT.
858-1818, 890-380, 892-749,752

GARCIA CECILIO
7490 NE 30TH STREET
HIGH SPRINGS, FL 32643

2026

22-5S-17-09340-008



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
04	PLYWOOD 100				
14	CARPET 90				
08	SHT VINYL 10				
03	CENTRAL 100				
04	AIR DUCTED 100				
2	100				
2	100				
1.	1. 100				
01	CONV 100				
0	100				
03	03 100				
01	01 100				
05	05				
0200	MOBILE HOME				
			02		
		22517.030	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100		1,200	32,803
TOTALS	1,200			1,200	32,803

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HME	0%	- 2021										
				Heated Area: 1200				HX Base Yr					
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>50</p> <p>24</p> <p>BAS</p> <p>24</p> <p>50</p> </div>													
				BLD DATE				LGL DATE	05/06/2026 MLU				
				XF DATE				LAND DATE					
				INC DATE				AG DATE					

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		32,803	
TOTAL MARKET OB/XF VALUE		7,700	
TOTAL LAND VALUE - MARKET		25,740	
TOTAL MARKET VALUE		66,243	
SOH/AGL Deduction		0	
ASSESSED VALUE		66,243	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		66,243	
TOTAL JUST VALUE		66,243	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		65,253	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16064	M H	125	09/23/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/0892	6/29/2020	WD	Q	I	01	39,000
GRANTOR: TRACY U GRAFF						
GRANTEE: CECILIO GARCIA						
1402/0949	12/30/2019	QC	U	I	11	100
GRANTOR: SANDRA LEE TURNER						
GRANTEE: TRACY U GRAFF						

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	400	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	300	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION													TOTAL OB/XF												
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	0200	C	MBL HM	0		A-1	0.00	0.00	3.60	AC		1.00	1.00	0.55	13,000.00	7,150.00	25,740								

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W50 S24 E50 N24\$.												