

COMM INTERS E LINE OF W 745 FT O
SW1/4 OF SW1/4 & S R/W CR-138, R
FOR POB, CONT E ALONG S R/W 595.

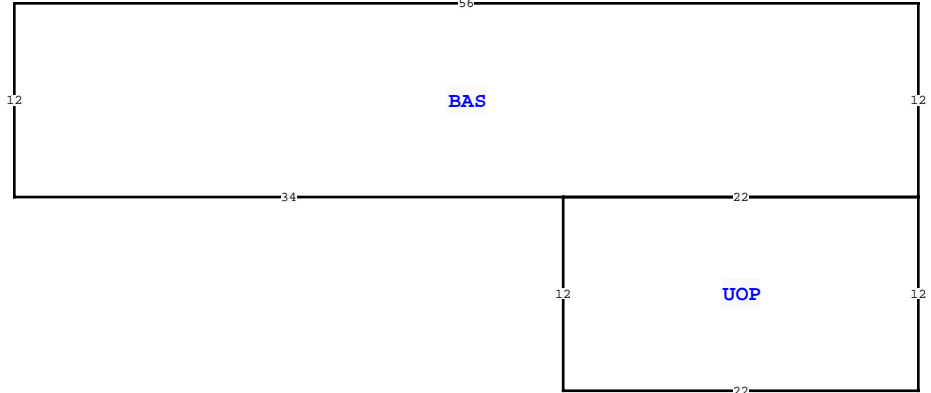
REYES MANUEL
P O BOX 2321
HIGH SPRINGS, FL 32655-2321

2026

22-7S-16-04291-013

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	01	FLAT 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	04	PLYWOOD 100	
Interior Floor	15	HARDTILE 100	
Air Condition	02	WINDOW 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		1 100	
Stories	1.	1. 100	
Architctual	01	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22716.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	
UOP	264	25	
TOTALS	936		738 17,694

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 2006		59.94	44,236	1973	1973	0	0	60.00	40.00
			Heated Area: 672			HX Base Yr	2006				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			17,694
TOTAL MARKET OB/XF VALUE			8,900
TOTAL LAND VALUE - MARKET			79,650
TOTAL MARKET VALUE			106,244
SOH/AGL Deduction			60,770
ASSESSED VALUE			45,474
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			20,474
TOTAL JUST VALUE			106,244
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			89,650

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18565	RECONNECT	50	07/31/2001
10462	PUMP/UTPOL	30	11/16/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1306/0482	12/04/2015	WD	U	I	11	100
GRANTOR: MANUEL REYES & DINA Z						
GRANTEE: MANUEL REYES						
0795/0491	9/01/1994	WD	Q	V		25,000
GRANTOR: WAYNE & JANET ZEPP						
GRANTEE: MANUEL & DINA Z REY						

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	0040	BARN, POLE	0	100	12	20	240.00	UT	2.50	100	1995	1995	3	100	600	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	100	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	400	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	600	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	200	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		05/06/2026 MLU	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W56 S12 E34 UOP= S12 E22 N12 W22\$ E22 N12\$.											

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	100		00	0.00	0.00	4.43	AC		1.00	1.00	0.75	12,000.00	9,000.00	39,870							
2	0000	C	VAC RES	100		00	0.00	0.00	4.42	AC		1.00	1.00	0.75	12,000.00	9,000.00	39,780							