AKA LOT 24 HAWKS RIDGE ACRES UNR
OF SW1/4, RUN N 272.87 FT FOR PO
1305.95 FT, N 350.07 FT, E 1306.

HAWKRIDGE RENTALS LLC
15816 NW COUNTY ROAD 1491
ALACHUA, FL 32615

2027

26-6S-17-09859-824

BUILDING CHARACTERISTICS

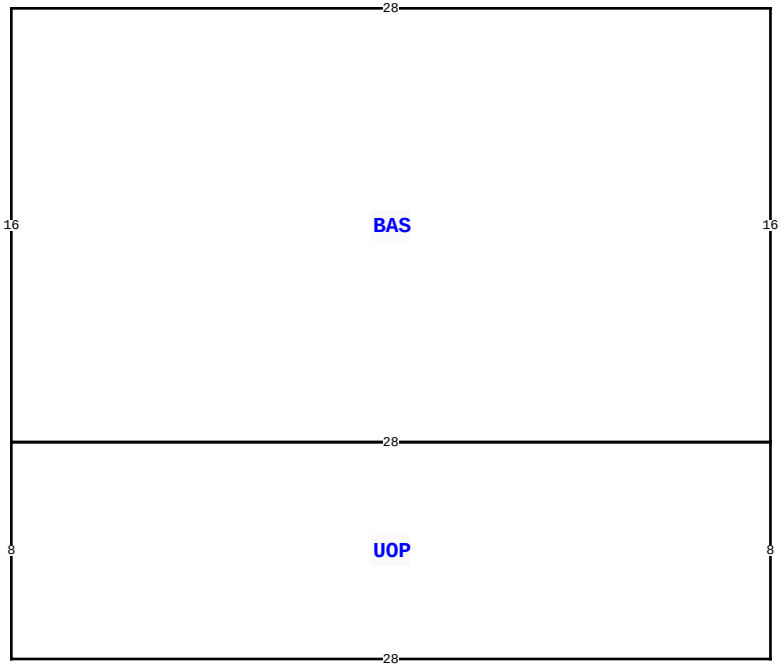
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	13	LAM/VNLPLK 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	35617.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	448	100		448	48,267
UOP	224	20		45	4,848
TOTALS	672			493	53,115

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	493	111.9360	123.13	60,703	2015	2015	0	0	0	12.50	87.50

1 SINGLE FAM 0% - 2024 Heated Area: 448 HX Base Yr



181 SE LADUKE CT, LAKE CITY

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	53,115
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	63,810
TOTAL MARKET VALUE	119,925
SOH/AGL Deduction	0
ASSESSED VALUE	119,925
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	119,925
TOTAL JUST VALUE	119,925
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	120,891

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31908	SFR	251	04/21/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/1826	2/25/2026	WD	U	I	11	100
GRANTOR: CLARK RONALD W						
GRANTEE: HAWKRIDGE RENTALS L						
1486/2542	3/21/2023	WD	Q	I	01	100,000
GRANTOR: ANDERSON PHILIP C						
GRANTEE: CLARK RONALD W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 S16 UOP= S8 E28 N8 W28$ E28 N16$.

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	0		A-1	0.00	0.00	7.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	63,000							
2	9630	C	SWAMP	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	270.00	270.00	810							

REVIEW DATE 05/09/2023 BY ME Total Acres: 10.00 Total Land Value: 63,810 Market: 0 Agricultural: 0 Common: 63,810 PRINTED 11/16/2026 BY SYS