

LOT 4, SHADOW WOOD S/D UNIT 1 &
61 SHADOW WOOD S/D UNIT 2 DESC A
COR OF LOT 61, RUN S 08 DG W 547

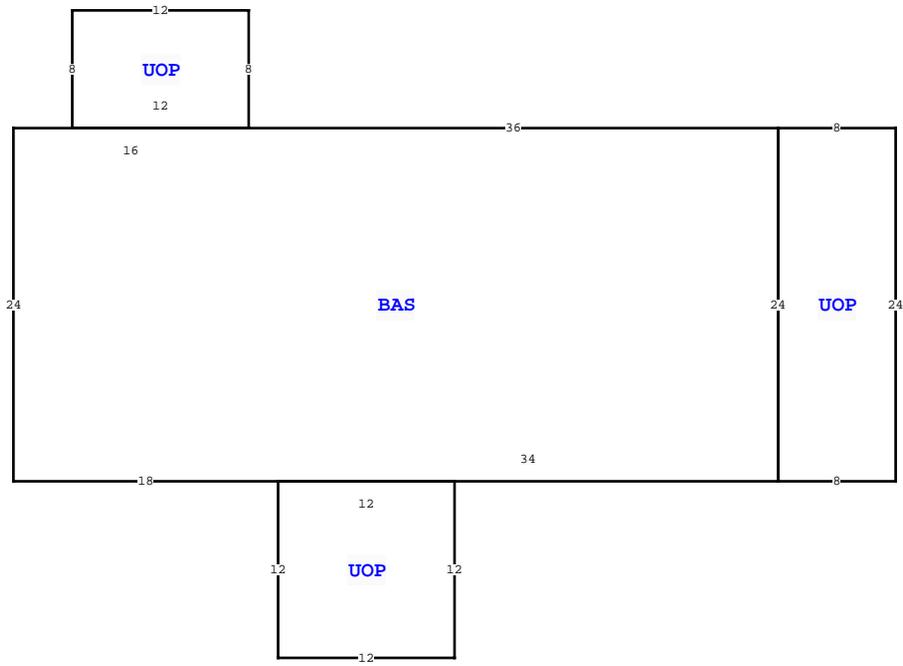
GUTSCHE TERRI
P O BOX 1887
HIGH SPRINGS, FL 32655-1887

2026

27-6S-17-09784-059


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27617.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
UOP	96	25	
UOP	144	25	
UOP	192	25	
TOTALS	1,680		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	-	2005						
Heated Area: 1248						HX Base Yr 2005					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			82,978
TOTAL MARKET OB/XF VALUE			21,504
TOTAL LAND VALUE - MARKET			37,240
TOTAL MARKET VALUE			141,722
SOH/AGL Deduction			72,129
ASSESSED VALUE			69,593
TOTAL EXEMPTION VALUE	HX HB		44,493
BASE TAXABLE VALUE			25,100
TOTAL JUST VALUE			141,722
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			139,999

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1026/0575	8/30/2004	WD	Q	I		73,000
GRANTOR: O'DATO						
GRANTEE: GUTSCHE						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W36 UOP= N8 W12 S8 E12 \$ W16 S24 E18 UOP= S12 E12 N12 W12 \$ E34 UOP= E8 N24 W8 S24 \$ N24 \$.	

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	100	28	44	1,232.00	UT	9.50	9.50	100	2004	2004	3	100	11,704	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0292	SCALES	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
7	0296	SHED METAL	0	100	296	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
TOTAL OB/XF															21,504		

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	1.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							
2	0200	C	MBL HM	100		00	0.00	0.00	1.66	AC		1.00	1.00	1.00	14,000.00	14,000.00	23,240							