SE1/4 OF NE1/4 & NE1/4 OF SE1/4
CR-18.

GOCEK FRANK L/GOCEK WILHELMINA
265 SW COUNTY ROAD 18
HIGH SPRINGS, FL 32643

2027

28-6S-17-09795-000

BUILDING CHARACTERISTICS

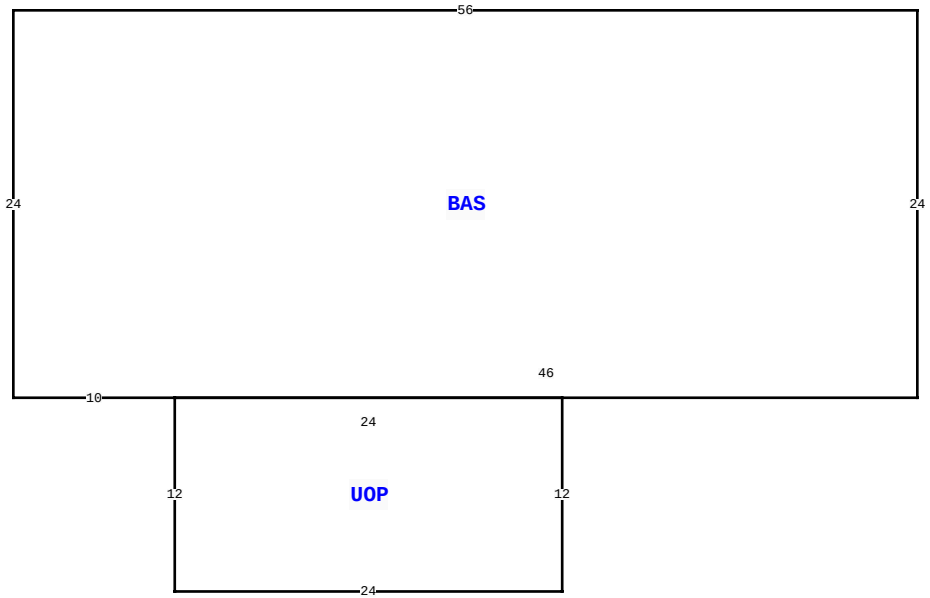
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	28617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	28,977
UOP	288	25		72	1,552
TOTALS	1,632			1,416	30,529

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,416	89.8290	53.90	76,322	1986	1986	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1344 HX Base Yr



179 SW COUNTY ROAD 18 , HIGH SPRINGS

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	30,529
TOTAL MARKET OB/XF VALUE	33,378
TOTAL LAND VALUE - MARKET	303,765
TOTAL MARKET VALUE	95,084
SOH/AGL Deduction	22,751
ASSESSED VALUE	72,333
TOTAL EXEMPTION VALUE	HX HB 37,670
BASE TAXABLE VALUE	34,663
TOTAL JUST VALUE	367,672
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	367,672

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39955	M H	0	06/16/2020
14407	M H	125	08/14/1998
10389	M H	125	10/27/1995
9803	POOL	95	06/06/1995
7235	PUMP/UTPOL	25	06/04/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0576/0644	10/22/1985	QC	Q	I	01	113,640

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S24 E10 UOP= S12 E24 N12 W24$ E46 N24$.

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	0263	PRCH,USP	0	100	10	24	1.00	UT	0.00	0.00	100	0	0	3	100	360	
2	0040	BARN,POLE	0	100	24	72	1.00	UT	0.00	0.00	100	0	0	3	100	1,382	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
4	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1995	1995	3	40	14,336	
5	0166	CONC,PAVMT	0	100	0	0	1,000.00	UT	1.50	1.50	100	1995	1995	3	100	1,500	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	600	
7	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
8	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
9	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
10	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 30,378

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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
3	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
4	5600	A	TIMBER 3	0		A-1	0.00	0.00	52.23	AC		1.00	1.00	1.00	281.00	281.00	14,677							
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	52.23	AC		1.00	1.00	1.00	5,500.00	5,500.00	287,265							

REVIEW DATE 07/27/2020 BY DF Total Acres: 55.23 Total Land Value: 31,177 Market: 287,265 Agricultural: 14,677 Common: 16,500 PRINTED 11/17/2026 BY SYS

SE1/4 OF NE1/4 & NE1/4 OF SE1/4
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COLUMBIA COUNTY PROPERTY

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11	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

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

REVIEW DATE 07/27/2020 BY DF Total Acres: 55.23 Total Land Value: 31,177 Market: 287,265 Agricultural: 14,677 Common: 16,500 PRINTED 11/17/2026 BY SYS