

BEG NE COR OF SEC, RUN W 515.46  
 US-27, SE ALONG R/W 171.65 FT, E  
 FT, SE 517.20 FT TO SEC LINE, N

ROBERTS MELANIE  
 P O BOX 1201  
 HIGH SPRINGS, FL 32655-1201

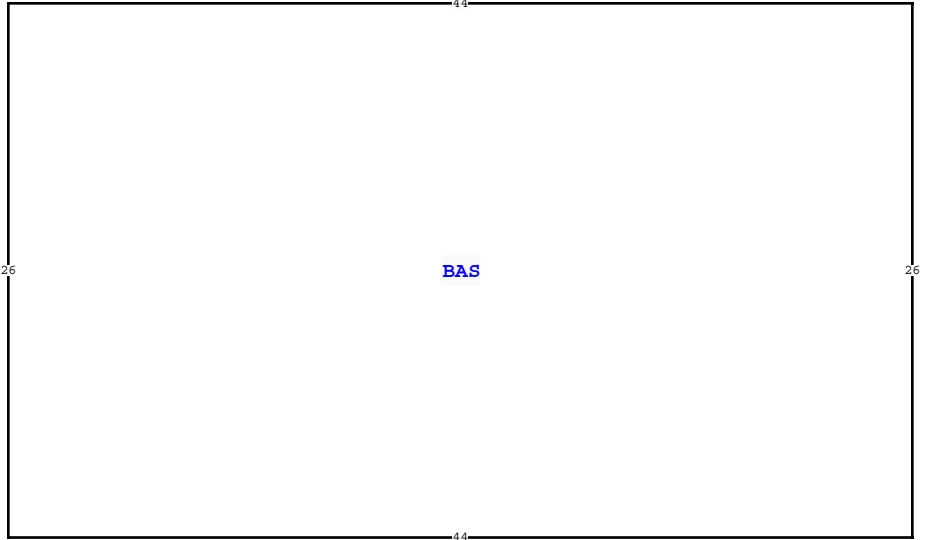
2026

30-7S-17-10066-001



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 Floor	14	CARPET	90
Interior Floor	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
Architectural Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30717.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,144	100	
TOTALS	1,144		68,551

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,144	115.9000	108.95	124,639	1995	1995	0	0	45.00	55.00	
1 MANUF 1 0% - 0 Heated Area: 1144 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			68,551
TOTAL MARKET OB/XF VALUE			7,700
TOTAL LAND VALUE - MARKET			8,880
TOTAL MARKET VALUE			79,800
SOH/AGL Deduction			25,500
ASSESSED VALUE			54,300
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			54,300
TOTAL JUST VALUE			85,131
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			85,131
SALE:3:1: 2 PARCELS - 1 DEED			
SALE:2:1: IN LIEU OF FORECLOSURE (755-650)			
SALE:1:1: INCLUDED 10057-004			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
26607	M H	484	01/14/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0776/1902	7/02/1993	WD	U	V	35	29,000
GRANTOR: TIM COX						
GRANTEE: MELANIE ROBERTS						
0775/0649	5/12/1993	QC	Q	V	01	0
GRANTOR: PISZCZEK-MERRIMAN						
GRANTEE: TIM & DENNIS COX						

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	2013	2013	3	100	500	
2	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W44 S26 E44 N26\$.

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	1.96	AC		1.00	1.00	1.00	280.00	280.00	549								
2	9910	M	MKT.VAL.AG	0		00	0.00	0.00	1.96	AC		1.00	1.00	1.00	3,000.00	3,000.00	5,880								
3	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	3,000								