

(AKA LOT 8 HAWKS RIDGE ACRES UNR
OF W LINE OF SEC WITH N R/W BIBL
ALONG R/W 437.96 FT FOR POB, RUN

DODSWORTH JANET LEE REVOCABLE TRUST
3035 SE COUNTY ROAD 18
LAKE CITY, FL 32025

2026

35-6S-17-09859-808


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,200 TOTAL LAND VALUE - MARKET 54,665 TOTAL MARKET VALUE 61,865 SOH/AGL Deduction 11,002 ASSESSED VALUE 50,863 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 50,863 TOTAL JUST VALUE 61,865 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 48,645																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1464/2226</td> <td>4/20/2022</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>49,900</td> </tr> </tbody> </table> GRANTOR: LEXINGTON ESTATES LLC GRANTEE: DODSWORTH JANET LEE 1322/2342 9/19/2016 FJ U V 18 0 GRANTOR: CLERK OF COURT GRANTEE: LEXINGTON ESTATES L										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1464/2226	4/20/2022	WD	Q	I	01	49,900
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1464/2226	4/20/2022	WD	Q	I	01	49,900																																					
TOTALS EXTRA FEATURES										1247 SE BIBLE CAMP ST, HIGH SPRINGS BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/07/2026 MLU																																	
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	15 40	600.00	UT	12.00	12.00	100	2017	2017	3	100	7,200																													
LAND DESCRIPTION																																											
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	0700	C	MISC RES	0			0.00	0.00	6.61	AC		1.00	1.00	1.00	8,000.00	8,000.00	52,880																										
2	9630	C	SWAMP	0			0.00	0.00	6.61	AC		1.00	1.00	1.00	270.00	270.00	1,785																										
REVIEW DATE 10/25/2017 BY DF Total Acres: 13.22 Total Land Value: 54,665 Market: 0 Agricultural: 0 Common: 54,665 PRINTED 06/19/2026 BY SYS																																											