

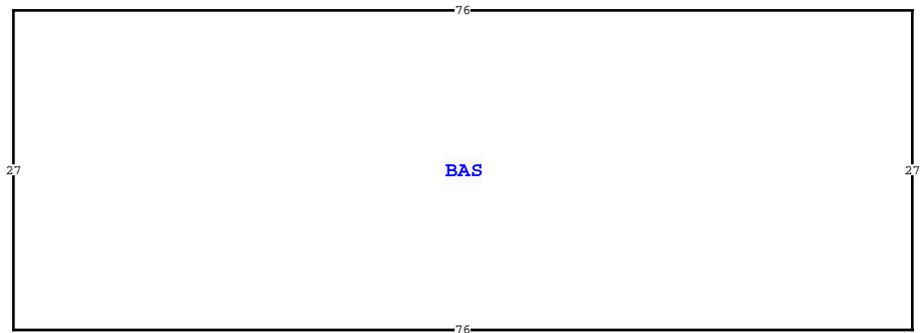
AKA LOT 20 HAWKS RIDGE ACRES UNR
OF NW1/4, RUN W ALONG N R/W OF B
139.69 FT, N 1321.01 FT FOR POB,

FLOWERS JOHN MICHAEL/FLOWERS LEIGH ANN
207 SE CONDOR GLN
HIGH SRPINGS, FL 32643

2026

35-6S-17-09859-820


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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		4	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	35617.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,052	100	
TOTALS	2,052		123,401

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	1	0%	- 2025	Heated Area: 2052			HX Base Yr																
																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2026</td> <td>MLU</td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2026	MLU	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																			
			05/07/2026	MLU																				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	123,401		
TOTAL MARKET OB/XF VALUE	7,300		
TOTAL LAND VALUE - MARKET	73,118		
TOTAL MARKET VALUE	203,819		
SOH/AGL Deduction	2,236		
ASSESSED VALUE	201,583		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	201,583		
TOTAL JUST VALUE	203,819		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	183,257		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18849	M H	125	10/17/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1527/884	11/08/2024	WD	U	I	37	130,000
GRANTOR: CRISWELL RODNEY D						
GRANTEE: FLOWERS JOHN MICHAEL						
0935/2400	9/18/2001	WD	Q	V		19,500
GRANTOR: SUWANNEE INVESTMENT						
GRANTEE: RODNEY CRISWELL						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2013
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2013

TOTAL OB/XF													7,300			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT				
1	0200	C	MBL HM	0		A-1	0.00	0.00	9.00	AC		1.00				
2	9630	C	SWAMP	0		A-1	0.00	0.00	4.14	AC		1.00				

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W76 S27 E76 N27S.												

LAND DESCRIPTION													TOTAL OB/XF				7,300			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT								
1	0200	C	MBL HM	0		A-1	0.00	0.00	9.00	AC		1.00								
2	9630	C	SWAMP	0		A-1	0.00	0.00	4.14	AC		1.00								