

LOT 4 HAWKS RIDGE ACRES S/D.
410-228, 755-402, 967-1067, 970-

CRANDELL MICHELLE RENE/CRANDELL GREGORY ALLEN
3502 SW 3RD AVE
CAPE CORAL, FL 33914

2026

35-6S-17-09860-005
PAGE 1 of 1

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	13	LAM/VNLPLK	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35617.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,188	100	
TOTALS	1,188		1,188
			88,988

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
1	MANUF	2	0%	- 2026																				
				Heated Area:	1188			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>05/15/2024</td> <td></td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/15/2024		MLU
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			05/15/2024		MLU																			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			88,988
TOTAL MARKET OB/XF VALUE			12,700
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			161,688
SOH/AGL Deduction			0
ASSESSED VALUE			161,688
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			161,688
TOTAL JUST VALUE			161,688
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			163,953

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27944	M H	445	07/14/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1554/1425	11/19/2025	WD	Q	I	01	215,000
GRANTOR: DEGRENIER STEPHEN L						
GRANTEE: CRANDELL MICHELLE R						
1413/2563	6/17/2020	WD	Q	I	01	119,900
GRANTOR: NORA S RILEY						
GRANTEE: STEPHEN L & KATHLEE						

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	0031	BARN,MT AE	0	0	0	0	0		0.00	100	2013	2013	3	100	4,700	
2	0262	PRCH,FOP	0	0	0	0	0		0.00	100	2020	2020	3	100	1,000	
3	9945	Well/Sept	0	0	0	0	0		7,000.00	100			3	100	7,000	
TOTALS													12,700			

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W44 S27 E44 N27\$.												

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.50	40,000.00	60,000.00	60,000								