

LOT 20 HAWKS RIDGE ACRES.
852-960, 956-764, WD 1147-1239,

WILLIAMS PATRICIA MAE/EDMONDS LINDA SUE
172 SE CAPITAL COURT
HIGH SPRINGS, FL 32643

2026

35-6S-17-09860-021
VALUATION SUMMARY 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 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		0	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	35617.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	
TOTALS	1,404		82,679

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2023	Heated Area: 1404			HX Base Yr 2023			
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> BAS </div>											
BLD DATE	03/04/1998		MO	LGL DATE	05/15/2024		MLU				
XF DATE				LAND DATE							
INC DATE				AG DATE							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			82,679
TOTAL MARKET OB/XF VALUE			9,700
TOTAL LAND VALUE - MARKET			36,000
TOTAL MARKET VALUE			128,379
SOH/AGL Deduction			50,709
ASSESSED VALUE			77,670
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			21,259
TOTAL JUST VALUE			128,379
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13558	M H	125	01/26/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1480/76	11/28/2022	QC	U	I	11	100
GRANTOR: WILLIAMS PATRICIA MAE						
GRANTEE: WILLIAMS PATRICIA M						
1476/373	9/23/2022	QC	U	I	11	100
GRANTOR: EDMONDS NATHAN LENTON						
GRANTEE: WILLIAMS PATRICIA M						

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	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
2	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0263	PRCH, USP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
6	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
TOTAL OB/XF															9,700		

BUILDING NOTES														
172 SE CAPITAL CT, HIGH SPRINGS														

BUILDING DIMENSIONS														
BAS= W52 S27 E52 N27S.														

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	0.90	40,000.00	36,000.00	36,000							