LOTS 29 & 30 HAWKS RIDGE ACRES S
410-228, 713-57, QC 1564-2410

BRAGG BRUCE W
346 SE SEAWOLF WAY
HIGH SPRINGS, FL 32643

2027

35-6S-17-09860-030

BUILDING CHARACTERISTICS

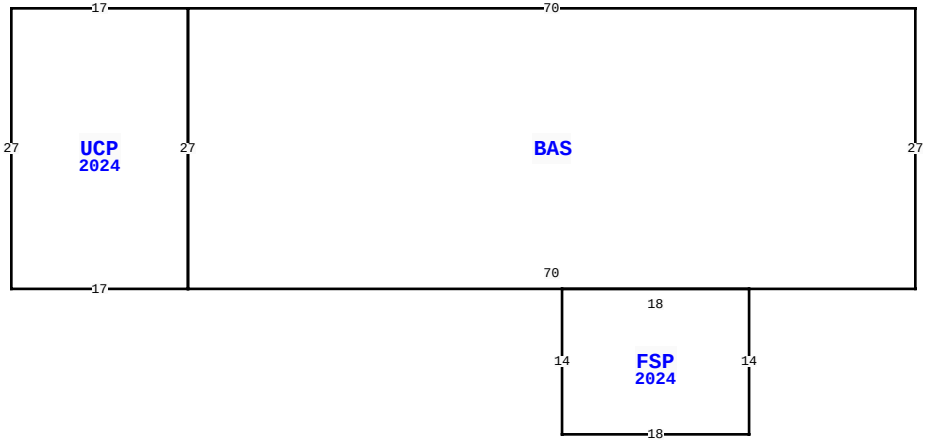
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	35617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,890	100		1,890	112,048
FSP	252	40	2024	101	5,988
UCP	459	20	2024	92	5,454
TOTALS	2,601			2,083	123,490

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,083	115.9000	107.79	224,527	2004	2004	0	0	0	45.00	55.00

2 MANUF 1 100% - 0 Heated Area: 1890 HX Base Yr



346 SE SEAWOLF WAY, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		123,490
TOTAL MARKET OB/XF VALUE		8,200
TOTAL LAND VALUE - MARKET		100,000
TOTAL MARKET VALUE		231,690
SOH/AGL Deduction		134,421
ASSESSED VALUE		97,269
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		45,858
TOTAL JUST VALUE		231,690
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		233,019

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046918	Additions	15,000	04/06/2023
000046919	Screen Enclosure	15,000	04/06/2023
000046768	Electrical Servic	0	03/17/2023
000046225	Electrical Servic	0	01/10/2023
21410	M H	411	01/12/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1564/2410	3/17/2026	QC	U	I	11	100
GRANTOR: BRAGG BRUCE W						
GRANTEE: BRAGG BRUCE W						
0713/0057	2/19/1990	WD	Q	V		17,000
GRANTOR: SUWANNEE INVESTMENTS						
GRANTEE: BRAGG BRUCE & SUSAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W70 S27 E70 N27 $
UCP=[YR=2024;ORIG=-87,0] E17 S27 W17 N27 $
FSP=[YR=2024;ORIG=-34,27] E18 S14 W18 N14 $
.

LAND DESCRIPTION

TOTAL OB/XF 8,200

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 04/30/2026 BY robin Total Acres: 4.02 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 11/17/2026 BY SYS