

LOT 15 SPRING HILLS WEST S/D.
 PB 906-1074, PR 931-966, 932-273

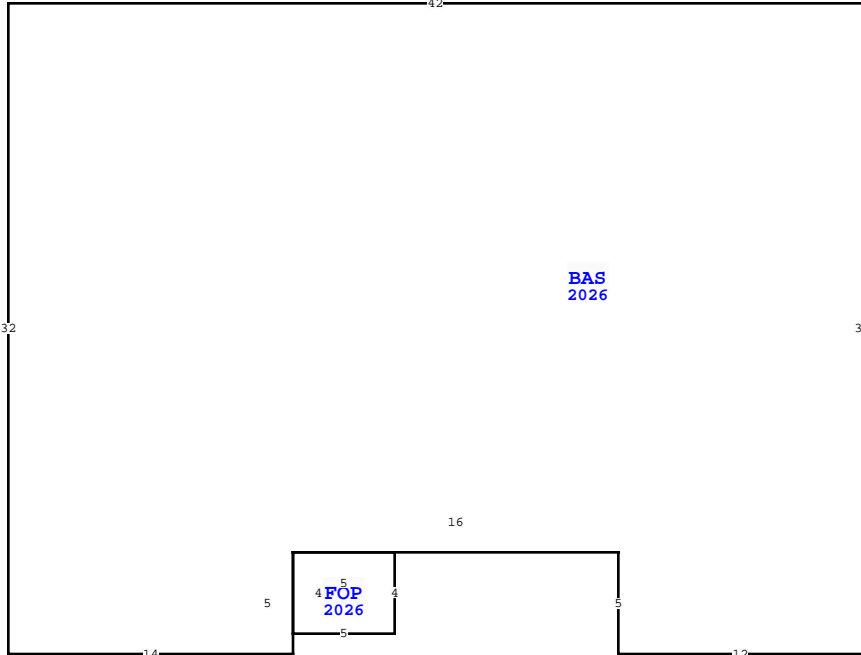
CRUZ CHRISTIE ANN/FERNANDEZ ANDRES JOSE
 281 SW MERCIFUL PL
 FORT WHITE, FL 32038

2026

36-5S-15-00484-115


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36515.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,264	100	2026
FOP	20	30	2026
TOTALS	1,284		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026		Heated Area: 1264					HX Base Yr 2026	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			166,421
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			52,130
TOTAL MARKET VALUE			218,551
SOH/AGL Deduction			60,968
ASSESSED VALUE			157,583
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			106,172
TOTAL JUST VALUE			218,551
NCON VALUE			166,421
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			40,100
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051329	New Residential C	210,000	10/31/2024
000050622	Right-of-Way Acce		08/21/2024
7082	PUMP/UTPOL	25	04/26/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1522/1789	8/30/2024	WD	U	V	11	100
GRANTOR: CRUZ CHRISTIE A						
GRANTEE: CRUZ CHRISTIE ANN						
1514/1791	5/16/2024	QC	U	V	11	100
GRANTOR: CRUZ ALFREDO						
GRANTEE: CRUZ CHRISTIE A						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON

TOTAL OB/XF											
0											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	4.01	AC	

BUILDING NOTES											
BAS=[YR=2026;ORIG=10,-20] W42 S32 E14 N5 E16 S5 E12 N32 \$											
FOP=[YR=2026;ORIG=-18,7] E5 S4 W5 N4 \$											

BUILDING DIMENSIONS											
BAS=[YR=2026;ORIG=10,-20] W42 S32 E14 N5 E16 S5 E12 N32 \$											
FOP=[YR=2026;ORIG=-18,7] E5 S4 W5 N4 \$											

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	0100	C	SFR	100		A-1	0.00	0.00	4.01	AC		1.00	1.00	1.00	13,000.00	13,000.00	52,130							