E DIV: LOT 1 BLOCK 2 HAMMOND'S A

295-50, WD 999-2653,

HAMMONS CHERYL DENISE TRUSTEE/CHERYL DENISE HAMMON
11467 S US HIGHWAY 441
LAKE CITY, FL 32025

**2025**

**00-00-00-12985-000**

## BUILDING CHARACTERISTICS

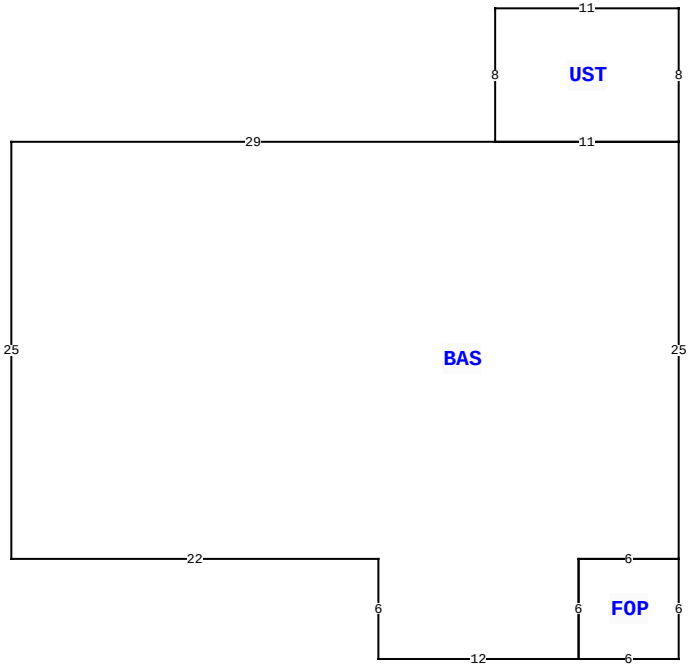
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 90 |
| Exterior Wall | 18 | CEMENT BRK 10 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 06 | CUST PANEL 100 |
| Interior Floo | 12 | HARDWOOD 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 03 | 03 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 07 |
| NEIGHBORHOOD/LOC | 860317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,072 | 100 | | 1,072 | 78,062 |
| FOP | 36 | 30 | | 11 | 801 |
| UST | 88 | 45 | | 40 | 2,913 |
| TOTALS | 1,196 | | | 1,123 | 81,776 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,123 | 100.0269 | 112.03 | 125,810 | 1957 | 1957 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM – 0% - 0 Heated Area: 1072 HX Base Yr




| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/27/2022 MLU |
| INC DATE | | AG DATE | |

254 SE MURRAY TER, LAKE CITY

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 81,776 |
| TOTAL MARKET OB/XF VALUE | 200 |
| TOTAL LAND VALUE - MARKET | 10,863 |
| TOTAL MARKET VALUE | 92,839 |
| SOH/AGL Deduction | 5,800 |
| ASSESSED VALUE | 87,039 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 87,039 |
| TOTAL JUST VALUE | 92,839 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 87,730 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0999/2653 | 10/22/2003 | WD | Q | I | 06 | 100 |

GRANTOR: CHERYL DENISE HAMMONS

GRANTEE: CHERYL DENISE HAMMO

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W29 S25 E22 S6 E12 FOP= E6 N6 W6 S6$ N6 E6 N25 UST= N8 W11S8 E11$ W11$.

## 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 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 200 | |

## LAND DESCRIPTION

TOTAL OB/XF 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 | 0100 | C | SFR | 0 | | *RSF-1 | 100.00 | 148.00 | 14,850.00 | SF | | 1.00 | 1.00 | 0.77 | 0.95 | 0.73 | 10,863 | | | | | | | |

REVIEW DATE 12/01/2016 BY DF Total Acres: 0.34 Total Land Value: 10,863 Market: 0 Agricultural: 0 Common: 10,863 PRINTED 05/16/2025 BY SYS