

SINGLETON CHRISTOPHER
644 SE CHURCH AVE
LAKE CITY, FL 32025

00-00-00-14183-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	15	CONC BLOCK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 80			
Interior Wall	02	WALL BD/WD 20			
Interior Floo	14	CARPET 90			
Interior Floo	06	VINYL ASB 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms	3	100			
Bathrooms	1.5	100			
Frame Stories	01	NONE 100			
Architectual Units	1.	1. 100			
Condition Adj	05	CONV 100			
Kitchen Adjus	0	100			
	03	03 100			
	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	870317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	128,090
FCP	288	25		72	5,337
USP	120	35		42	3,114
UST	72	45		32	2,372
TOTALS	2,208			1,874	138,912

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
644 SE CHURCH AVE, LAKE CITY						

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,874	101.8220	114.04	213,711	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2014

Heated Area: 1728

HX Base Yr 2014

The diagram shows a large rectangular lot with several smaller rectangular areas defined by dashed lines. The areas are labeled as follows:

- USP**: A small rectangle at the top center.
- UST**: A rectangle below USP, towards the right side.
- BAS**: A large rectangle covering most of the left and center area.
- FCP**: A rectangle on the far right side.

Dimensions are provided for various segments of the lot boundaries and internal divisions.

COLUMBIA COUNTY PROPERTY

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VALUATION BY										STANDARD									
Tax Group: 1										Tax Dist:									
BUILDING MARKET VALUE										138,912									
TOTAL MARKET OB/XF VALUE										1,700									
TOTAL LAND VALUE - MARKET										8,719									
TOTAL MARKET VALUE										149,331									
SOH/AGL Deduction										63,677									
ASSESSED VALUE										85,654									
TOTAL EXEMPTION VALUE										HX HB 50,722									
BASE TAXABLE VALUE										34,932									
TOTAL JUST VALUE										149,331									
NCON VALUE										0									
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE										149,331									

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE			
1259/0797	6/24/2013	WD Q	I	01		70,000			

GRANTOR:MARILYN S & KENNETH F

GRANTEE:CHRISTOPHER SINGLET

1249/12111/12/2013QCUII11100

GRANTOR:KENNETH J & MARILYN S

GRANTEE:MARILYN S FURNISH

BUILDING NOTES									

BUILDING DIMENSIONS

BAS= N16 W2 USP= N10 W12 S10E12\$ W31 S16 W19 S30 E40 FCP= E12 N24 W12 S24\$ N24 UST= E12 N6 W12 S6\$ N6 E12\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RSF-2	75.00	155.00	11,625.00	SF		1.00	1.00	1.00	0.75	0.75	8,719							

REVIEW DATE 11/14/2016 BY DF

Total Acres: 0.27 Total Land Value: 8,719 Market: 0 Agricultural: 0 Common: 8,719 PRINTED 11/20/2025 BY SYS