LOT 10 BLK D EASTSIDE VILLAGE UN
SE COR SAID LOT 10, RUN S 191.85
191.94 FT, E 80 FT TO POB.

CHASE NOREEN
515 SE ROSWEOOD CIR
LAKE CITY, FL 32025

2025

03-4S-17-07592-610

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

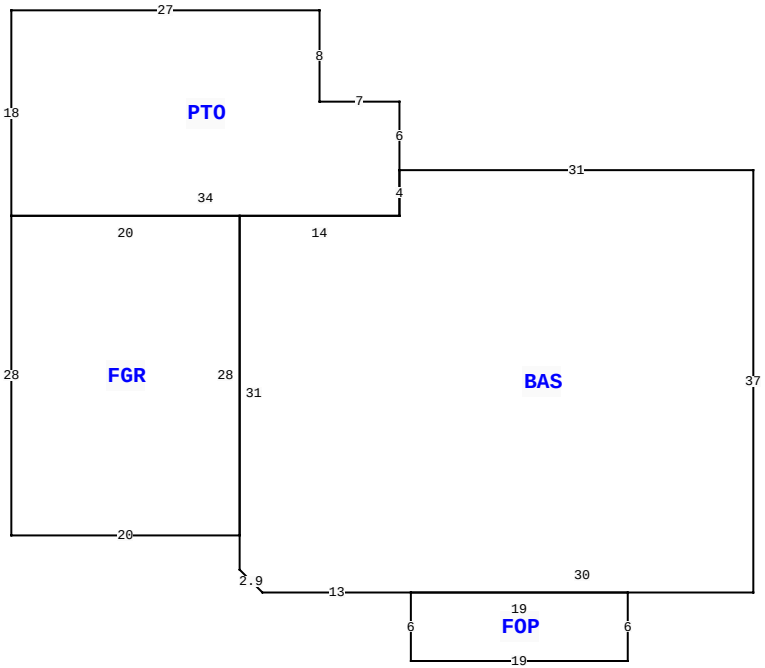
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 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 06
NEIGHBORHOOD/LOC	3417.1100	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,607	100		1,607	161,604
FGR	560	55		308	30,973
FOP	114	30		34	3,419
PTO	556	5		28	2,816
TOTALS	2,837			1,977	198,812

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,977	113.6520	140.02	276,820	2001	2001	0	0	0	28.18	71.82

1 SINGLE FAM 100% - 2002 Heated Area: 1607 HX Base Yr 2002



515 SE ROSEWOOD CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		198,812
TOTAL MARKET OB/XF VALUE		2,328
TOTAL LAND VALUE - MARKET		30,938
TOTAL MARKET VALUE		232,078
SOH/AGL Deduction		95,170
ASSESSED VALUE		136,908
TOTAL EXEMPTION VALUE	HX HB WX SX	105,722
BASE TAXABLE VALUE		31,186
TOTAL JUST VALUE		232,078
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		222,846

LE 1435-697 GIVES AN ENH LE TO NOREEN S CHASE W/RM

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048523	Roof Replacement	15,094	10/30/2023
18387	SFR	294	06/13/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1523/459	9/04/2024	LE	U	I	14	100
GRANTOR: CHASE NOREEN S						
GRANTEE: CHASE NOREEN S (ENH						
1435/697	4/14/2021	LE	U	I	14	100
GRANTOR: CHASE NOREEN S						
GRANTEE: CHASE NOREEN S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 PTO= N6 W7 N8 W27 S18 E34 N4$ S4 W14 FGR= W20 S28 E20 N28$ S31 D2 R2 E13 FOP= S6 E19 N6 W19$ E30 N37$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	752.00	UT	1.50	1.50	100	2001	2001	3	100	1,128	

LAND DESCRIPTION

TOTAL OB/XF 2,328

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	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.38	22,500.00	30,937.50	30,938							

REVIEW DATE 03/04/2024 BY jerry Total Acres: 0.80 Total Land Value: 30,938 Market: 0 Agricultural: 0 Common: 30,938 PRINTED 09/08/2025 BY SYS