BEG PT OF INTERS S R/W CR-252
& E LINE OF SEC, RUN SW'LY
ALONG SEC LINE 151 FT, S

CHASTEEN KENNETH R SR
309 SE PEBBLE CREEK TERR
LAKE CITY, FL 32025

2026

04-4S-16-02745-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

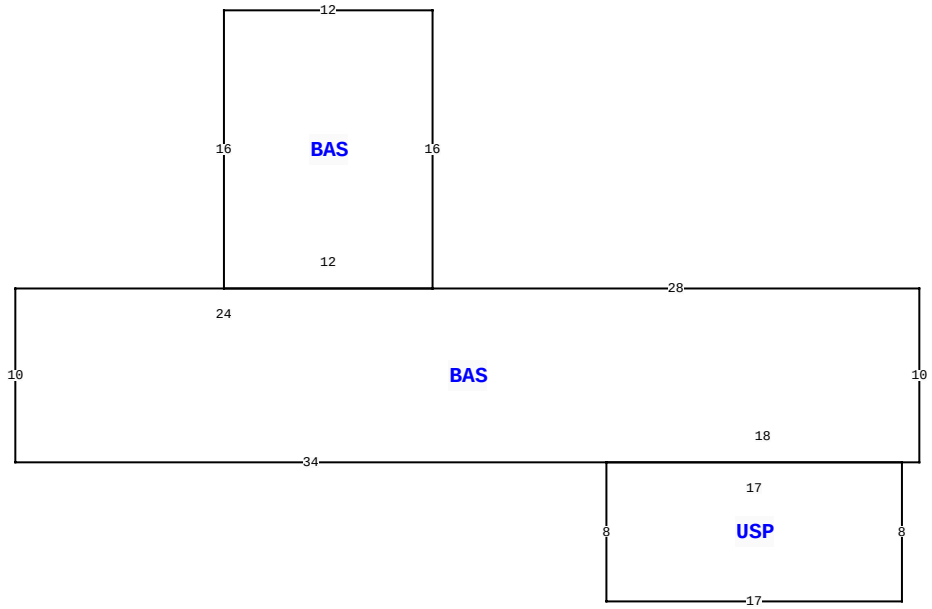
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	4416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	2,329
BAS	520	100		520	6,309
USP	136	35		48	582
TOTALS	848			760	9,220

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	760	50.5575	30.33	23,051	1960	1960	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 712 HX Base Yr



972 SW DEPUTY J DAVIS LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	50,527
TOTAL MARKET OB/XF VALUE	10,730
TOTAL LAND VALUE - MARKET	19,500
TOTAL MARKET VALUE	80,757
SOH/AGL Deduction	2,765
ASSESSED VALUE	77,992
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	77,992
TOTAL JUST VALUE	80,757
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,757

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/0324	4/15/2014	PB	U	I	19	0

GRANTOR: CLERK OF COURT (CORA

GRANTEE: KENNETH R CHASTEEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 BAS= N16 W12 S16 E12$ W24 S10 E34 USP= S8 E17 N8 W17$ E18 N10$.

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	0296	SHED METAL	0	0	10	12	120.00	UT	5.00	5.00	30	1996	1996	3	30	180	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	50	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
5	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 10,730

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	0102	C	SFR/MH	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	13,000.00	19,500.00	9,750							
2	0102	C	SFR/MH	0		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	13,000.00	19,500.00	9,750							

REVIEW DATE 10/11/2023 BY JB Total Acres: 1.00 Total Land Value: 19,500 Market: 0 Agricultural: 0 Common: 19,500 PRINTED 11/19/2025 BY SYS

BEG PT OF INTERS S R/W CR-252
& E LINE OF SEC, RUN SW'LY
ALONG SEC LINE 151 FT, S

CHASTEEN KENNETH R SR
309 SE PEBBLE CREEK TERR
LAKE CITY, FL 32025

2026

04-4S-16-02745-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

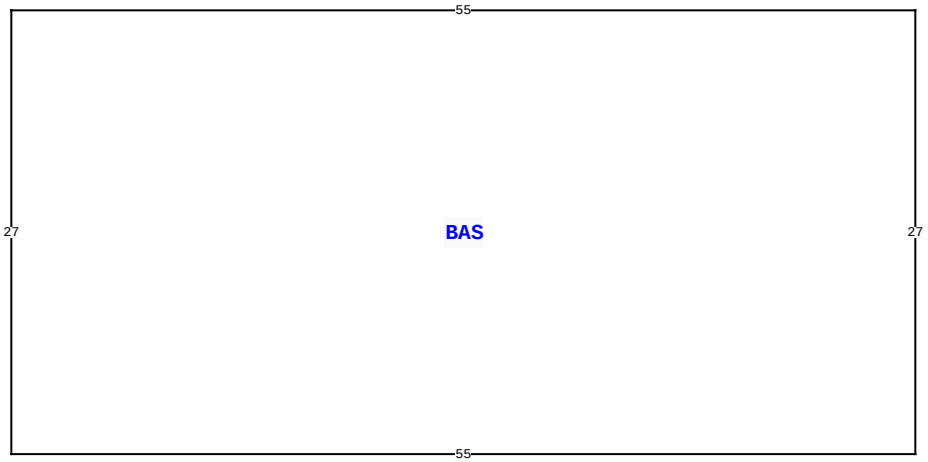
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	4416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,485	100		1,485	41,307
TOTALS	1,485			1,485	41,307

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,485	115.9000	69.54	103,267	1996	1996	0	0	0	60.00	40.00

3 MOBILE HME 0% - 0 Heated Area: 1485 HX Base Yr



972 SW DEPUTY J DAVIS LN, LAKE CITY

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PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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GRANTOR: CLERK OF COURT (CORA

GRANTEE: KENNETH R CHASTEEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 S27 E55 N27$.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 10/11/2023 BY JB Total Acres: 1.00 Total Land Value: 19,500 Market: 0 Agricultural: 0 Common: 19,500 PRINTED 11/19/2025 BY SYS