

LOT 11 CHARLESTON COURT S/D.
ORB 779-1087, 886-1052, QCD 1000

SPITZER CONNIE SUSAN GLENN
1025 SW CHARLESTON CT
LAKE CITY, FL 32025-5609

2026

06-4S-17-07979-211



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 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	6417.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,814	100		1,814	165,246
FGR	528	55		290	26,417
FOP	98	30		29	2,642
FSP	312	40		125	11,387
TOTALS	2,752			2,258	205,693

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1,215.00	UT	1.50
2	0120	CLFENCE	4	0	100	20	160.00	UT	2.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100			0.00	0.00	1.00

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100 01 2,258 108.4460 121.46 274,257 2000 2000 0 0 0 25.00 75.00

1 SINGLE FAM 100% - 2016 Heated Area: 1814 HX Base Yr 2016

Diagram showing property boundaries and areas labeled BAS, FGR, FOP, and FSP with dimensions.

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/21/2023 MLU

TOTAL OB/XF									
2,223									

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 1					Tax Dist:				
BUILDING MARKET VALUE					205,693				
TOTAL MARKET OB/XF VALUE					2,223				
TOTAL LAND VALUE - MARKET					18,500				
TOTAL MARKET VALUE					226,416				
SOH/AGL Deduction					74,537				
ASSESSED VALUE					151,879				
TOTAL EXEMPTION VALUE					HX HB 50,722				
BASE TAXABLE VALUE					101,157				
TOTAL JUST VALUE					226,416				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					229,158				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1620	SFR	376	08/31/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1289/0260	2/06/2015	WD	U	I	12	108,200	
GRANTOR: SECRETARY OF HOUSING							
GRANTEE: CONNIE SUSAN GLENN							
1274/1257	5/06/2014	WD	U	I	12	100	
GRANTOR: BANK OF AMERICA							
GRANTEE: SECRETARY OF HOUSIN							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W18 FSP= N12 W26 S12 E26\$ W43 S33 FGR= S24 E22 N24 W22\$ E22 N5 E6 U4 R4 FOP= S14 E7 N14 W7\$ E6 R4 D4 E7 S2 E3 S2 E6 N2 E3 N30\$.									