

LOT 10 SUMMER RIDGE S/D.
WD 1095-951, WD 1222-2421, WD 12

WILLIAMS GLENN G/WILLIAMS MELISSA D
874 SW CHERUB GLN
LAKE CITY, FL 32025

2026

06-4S-17-08021-110



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	06	06
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA
		06

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,755	100		1,755	175,006
FGR	400	55		220	21,938
FOP	56	30		17	1,695

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	720.00	UT	2.50	2.50
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00
3	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00
4	0081	DECKING WI	0 100	0	0	1.00	UT	0.00	0.00

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		RSF-2	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	1,992	119.7504	134.12	267,167	2006	2006	0	0	25.65	74.35

1 SINGLE FAM 100% - 2022
Heated Area: 1755
HX Base Yr 2022

Site map showing BAS (Basement), FGR (Front Yard), and FOP (Front Porch) areas with dimensions.

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

TOTAL OB/XF									
4,400									

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		198,639	
TOTAL MARKET OB/XF VALUE		4,400	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		221,539	
SOH/AGL Deduction		13,721	
ASSESSED VALUE		207,818	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		157,096	
TOTAL JUST VALUE		221,539	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		225,145	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3549	SFR	415	01/30/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1530/2193	1/02/2025	WD Q	I	01	
GRANTOR: BIEWEND JENNIFER CATH					SALE PRICE
GRANTEE: WILLIAMS GLENN G					310,000
1430/2247	2/18/2021	WD Q	I	01	
GRANTOR: MORENO JOSE ALFREDO					205,000
GRANTEE: BIEWEND JENNIFER CA					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W30 L2 U2 W6 D2 L2 W15 S32 FGR= S20 E20 N20 W20\$ E35 FOP= S5 E7 N8 W7 S3\$ N3 E7 S3 E13 N32\$.									