

LOT 12 BLOCK D CHAPEL HILLS S/D
406-556, 486-488, 705-541, DC 13

PRICE LAURENCE A JR/PRICE KATHY L
681 SW CHAPEL HILL ST
LAKE CITY, FL 32025

2026

06-4S-17-08084-012



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

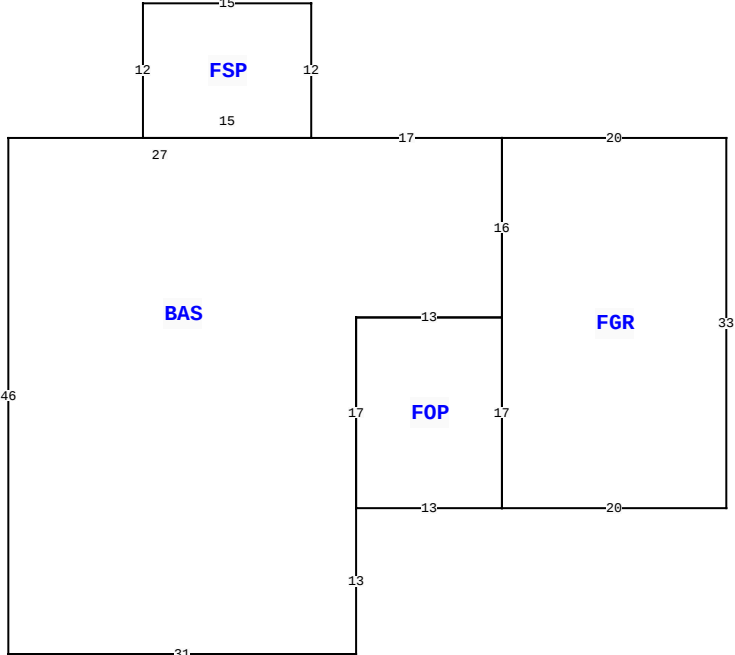
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6417.0900 1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,634	100		1,634	156,398
FGR	660	55		363	34,745
FOP	221	30		66	6,317
FSP	180	40		72	6,892
TOTALS	2,695			2,135	204,352

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00
3	0258	PATIO	0	100	0	0	1.00	UT	0.00
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00
5	0296	SHED METAL	0	100	10	20	200.00	UT	5.00

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

REVIEW DATE 12/27/2023 BY TP

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,135	113.9490	127.62	272,469	1978	2000	0	0	25.00	75.00
1 SINGLE FAM 100% - 2025 Heated Area: 1634 HX Base Yr 2025											
											
681 SW CHAPEL HILL ST, LAKE CITY											

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

TOTAL OB/XF									
2,950									
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

Total Acres: 0.29 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		204,352	
TOTAL MARKET OB/XF VALUE		2,950	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		225,802	
SOH/AGL Deduction		27,043	
ASSESSED VALUE		198,759	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		148,037	
TOTAL JUST VALUE		225,802	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		228,526	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38	MAINT/ALTR	50	02/12/2014

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1505/146	12/05/2023	WD	Q	I	01
GRANTOR: VAN VLEET KRISTIE MAR					
GRANTEE: PRICE LAURENCE A JR					
1385/2119	5/31/2019	WD	Q	I	01
GRANTOR: BARBARA T HAGLER					
GRANTEE: KRISTIE MARIE VAN V					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W17FSP= N12 W15 S12 E15\$ W27 S46 E31 N13 FOP= E13 N17 W13 S17\$ N17 E13 FGR= S17 E20 N33 W20 S16\$ N16\$.									

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