LOT 11 CHIPDALE ESTATES S/D DESC
OF C/L OF SR 252B & N LINE OF SE
1313.26 FT TO NE COR OF SE1/4, S

STEELE PAMELA BLANTON
274 SW TROY RD
LAKE CITY, FL 32024

2026

10-4S-16-02862-110

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05

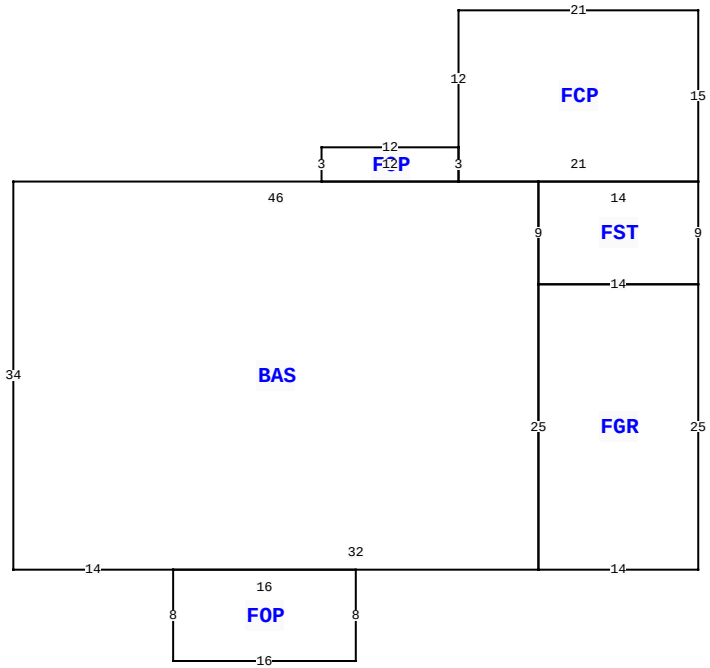
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 10416.030 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,564	100		1,564	123,252
FCP	315	25		79	6,226
FGR	350	55		192	15,131
FOP	36	30		11	867
FOP	128	30		38	2,995
FST	126	55		69	5,438
TOTALS	2,519			1,953	153,908

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,953	108.2520	121.24	236,782	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 1564 HX Base Yr 2021



274 SW TROY ST, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		153,908
TOTAL MARKET OB/XF VALUE		10,000
TOTAL LAND VALUE - MARKET		14,800
TOTAL MARKET VALUE		178,708
SOH/AGL Deduction		52,059
ASSESSED VALUE		126,649
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		75,927
TOTAL JUST VALUE		178,708
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		178,708

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047697	Mobile Home		07/19/2023
000042274	Roof Replacement	13,000	07/08/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1402/0887	12/30/2019	WD	Q	I	01	92,700
GRANTOR: JANICE SUMMERS						
GRANTEE: PAMELA BLANTON STEE						
1225/1579	11/08/2011	WD	Q	I	01	90,000
GRANTOR: SUSAN A PETKEVIS						
GRANTEE: JANICE SUMMERS						

BUILDING NOTES

BUILDING DIMENSIONS

FCP= N15 W21 S12 FOP= W12 S3 E12 N3$ S3 E21 FST= W14 BAS= W46 S34 E14 FOP= S8E16 N8 W16$ E32 FGR= E14 N25 W14 S25$ N25 N9$ S9 E14 N9$.

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	100	0	0	1.00	UT	3,000.00	3,000.00	100	2024	2023		100	3,000	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2024	2023		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 10,000

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/MH	0.00	0.00	1.00	LT		1.00	1.00	0.80	18,500.00	14,800.00	14,800							

REVIEW DATE 01/25/2024 BY JB Total Acres: 1.25 Total Land Value: 14,800 Market: 0 Agricultural: 0 Common: 14,800 PRINTED 11/21/2025 BY SYS