COMM SE COR OF SW1/4 OF SE1/4,
RUN N 728.10 FT FOR POB, RUN W
462.60 FT TO E R/W SR-47, NE

WINSBERG MICHAEL A/WINSBERG ERICA
8635 SW STATE ROAD 47
LAKE CITY, FL 32024

2026

10-5S-16-03529-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 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	08	SHT VINYL 20
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
Quality	06	06

DOR CODE 0100 SINGLE FAMILY

MAP NUM | MKT AREA 01

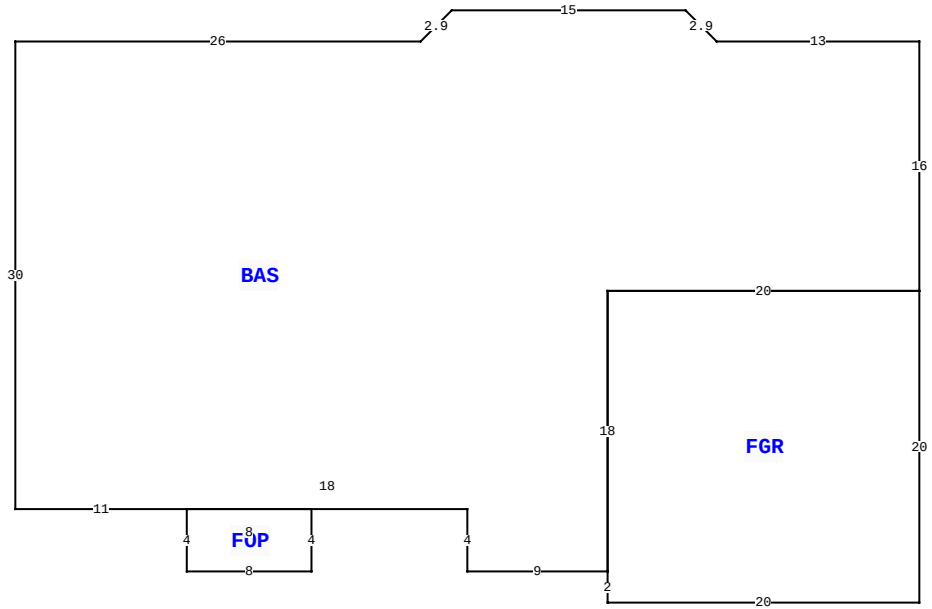
NEIGHBORHOOD/LOC 10516.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,530	100		1,530	166,662
FGR	400	55		220	23,965
FOP	32	30		10	1,089
TOTALS	1,962			1,760	191,715

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,760	117.1800	131.24	230,982	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2009 Heated Area: 1530 HX Base Yr 2009



8635 SW STATE ROAD 47 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		191,715
TOTAL MARKET OB/XF VALUE		960
TOTAL LAND VALUE - MARKET		22,000
TOTAL MARKET VALUE		214,675
SOH/AGL Deduction		69,663
ASSESSED VALUE		145,012
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		94,290
TOTAL JUST VALUE		214,675
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		216,985

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26179	SFR	465	08/28/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1158/0111	9/05/2008	WD	Q	I	01	126,000
GRANTOR: DANIEL & KATHY WINSBE						
GRANTEE: MICHAEL A & ERICA W						
1151/0469	5/23/2008	WD	Q	V	01	100
GRANTOR: MICHAEL & ERICA WINSB						
GRANTEE: DANIEL & KATHY WINS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 L2 U2 W15 D2 L2 W26 S30 E11 FOP= S4 E8 N4 W8$ E18 S4 E9 FGR= S2 E20 N20 W20 S18$ N18 E20 N16$.

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	0166	CONC,PAVMT	0	100	0	0	320.00	UT	3.00	3.00	100	2008	2008	3	100	960	

LAND DESCRIPTION

TOTAL OB/XF 960

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	2.20	AC		1.00	1.00	0.80	12,500.00	10,000.00	22,000							

REVIEW DATE 09/11/2019 BY BC Total Acres: 2.20 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/05/2025 BY SYS