LOT 37 CROSSWINDS S/D PHASE 1.
QC 1152-452, WD 1437-2646, WD 14

SHIPLEY KEVIN MICHAEL/SHIPLEY LORA ANN
810 SW CHESTERFIELD CIR
LAKE CITY, FL 32024

2026

24-4S-16-03117-137

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

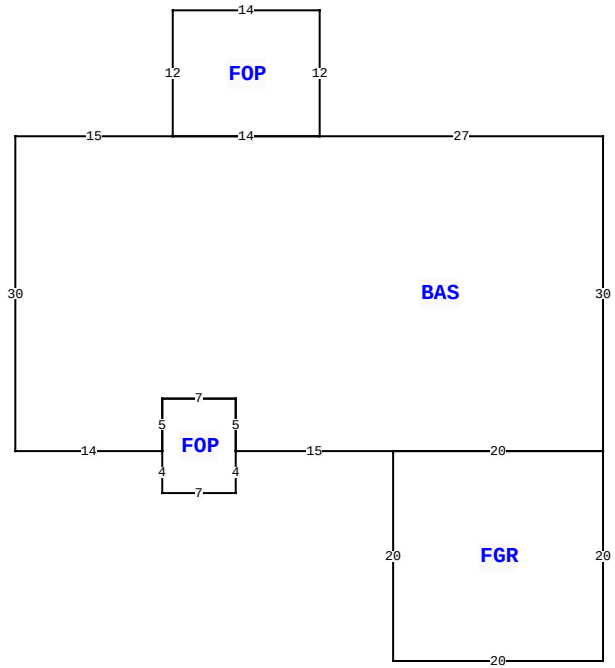
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
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
NEIGHBORHOOD/LOC	24416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,645	100		1,645	209,591
FGR	400	55		220	28,030
FOP	63	30		19	2,421
FOP	168	30		50	6,371
TOTALS	2,276			1,934	246,413

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,934	118.5030	132.72	256,680	2021	2021	0	0	0	4.00	96.00

1 SINGLE FAM 100% - 2022 Heated Area: 1645 HX Base Yr 2022



810 SW CHESTERFIELD CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		246,413
TOTAL MARKET OB/XF VALUE		17,520
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		298,933
SOH/AGL Deduction		40,510
ASSESSED VALUE		258,423
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		207,701
TOTAL JUST VALUE		298,933
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		301,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044621	Storage Building	18,000	06/06/2022
000042012	New Residential C	160,000	05/26/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1543/1736	6/26/2025	LE	U	I	14	100
GRANTOR: SHIPLEY KEVIN M						
GRANTEE: SHIPLEY KEVIN M (EN						
1454/2456	12/09/2021	WD	Q	I	01	315,900
GRANTOR: TRENT GIEBEIG CONSTRU						
GRANTEE: SHIPLEY KEVIN MICHA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=60,10] S30 E14 N5 E7 S5 E15 E20 N30 W27 W14 W15 $
FGR=[ORIG=96,40] S20 E20 N20 W20 $
FOP=[ORIG=75,-2] S12 E14 N12 W14 $
FOP=[ORIG=74,35] S5 S4 E7 N4 N5 W7 $
.

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	740.00	UT	3.00	3.00	100	2022	2021		100	2,220	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,900.00	2,900.00	100	2023	2022		100	2,900	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	400.00	400.00	100	2023	2022		100	400	
4	0030	BARN,MT	0	100	0	0	1.00	UT	12,000.00	12,000.00	100	2025	2024		100	12,000	

LAND DESCRIPTION

TOTAL OB/XF 17,520

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 02/20/2025 BY KS Total Acres: 0.49 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 09/30/2025 BY SYS