

MESSER SANDRA S/STRAWDER KELLI M
668 SW CHESTERFIELD CIR
LAKE CITY, FL 32024

24-4S-16-03117-140

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1		2																	
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY																			
Exterior Wall		32		HARDIE BRD 100		0100		01		2,106		118.2951		132.49		279,024		2019		2019		0		0		6.00		94.00		VALUATION BY					STANDARD														
Roof Structur		08		IRREGULAR 100		1		SINGLE FAM		100%		- 2021				Heated Area: 1685						HX		Base Yr		2021		Tax Group: 2					Tax Dist:																
Roof Cover		03		COMP SHNGL 100																										BUILDING MARKET VALUE					262,283														
Interior Wall		05		DRYWALL 100																										TOTAL MARKET OB/XF VALUE					1,824														
Interior Floo		14		CARPET 80																										TOTAL LAND VALUE - MARKET					35,000														
Interior Floo		12		HARDWOOD 20																										TOTAL MARKET VALUE					299,107														
Air Condition		03		CENTRAL 100																										SOH/AGL Deduction					66,675														
Heating Type		04		AIR DUCTED 100																										ASSESSED VALUE					232,432														
Bedrooms				3 100																										TOTAL EXEMPTION VALUE					HX HB 50,722														
Bathrooms				2 100																										BASE TAXABLE VALUE					181,710														
Frame		02		WOOD FRAME 100																										TOTAL JUST VALUE					299,107														
Stories		1.		1. 100																										NCON VALUE					0														
Architectual		05		CONV 100																										INCOME VALUE																			
Units				0 100																										PREVIOUS YEAR MKT VALUE					301,897														
Quality		06		06																										PERMIT NUM					DESCRIPTION					AMT					ISSUED				
DOR CODE		0100		SINGLE FAMILY																										000049907					Roof Replacement					15,835					05/22/2024				
MAP NUM				MKT AREA																										37746					SFR					919					02/14/2019				
NEIGHBORHOOD/LOC		24416.00		1.00/																																													
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																																							
BAS		1,685		100				1,685		209,851																																							
FGR		600		55				330		41,099																																							
FOP		138		30				41		5,106																																							
FOP		168		30				50		6,228																																							
TOTALS		2,591						2,106		262,283																																							
EXTRA FEATURES										668 SW CHESTERFIELD CIR, LAKE CITY										BLD DATE				LGL DATE		04/03/2025		MLU																					
										XF DATE				LAND DATE				AG DATE																															
										INC DATE																																							
L N		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		912.00		UT 2.00				2.00		100		2019		2019		3		100		1,824																					