COMM SW COR OF NE1/4 OF SW1/4,
RUN N 485 FT, E 260 FT, N 80
FT FOR POB, RUN W 205 FT TO E

LEE VALERIE H/HERBST NATHALIE GAIL
5467 SE COUNTRY CLUB RD
LAKE CITY, FL 32025-6224

2026

27-4S-17-08779-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

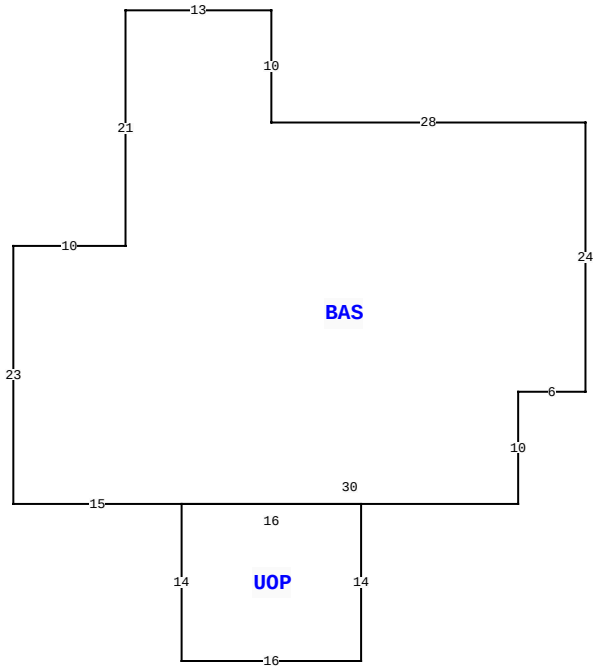
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 50
Roof Cover	14	PREFIN MT 50
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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 02
NEIGHBORHOOD/LOC	27417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,694	100		1,694	136,272
UOP	224	20		45	3,620
TOTALS	1,918			1,739	139,892

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,739	110.5000	123.76	215,219	1947	1955	0	0	0	35.00	65.00

1 SINGLE FAM 50% - 2013 Heated Area: 1694 HX Base Yr 2013



5467 SE COUNTRY CLUB RD, 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		139,892
TOTAL MARKET OB/XF VALUE		2,440
TOTAL LAND VALUE - MARKET		11,760
TOTAL MARKET VALUE		154,092
SOH/AGL Deduction		34,989
ASSESSED VALUE		119,103
TOTAL EXEMPTION VALUE	HA HAB SX	42,057
BASE TAXABLE VALUE		77,046
TOTAL JUST VALUE		154,092
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		154,092

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1337/2733	6/01/2017	LE	U	I	14	100
GRANTOR: VALERIE RAE LEE						
GRANTEE: RODGER LEON HUGHES						
1245/1727	11/28/2012	WD	U	I	30	100
GRANTOR: NATHALIE HERBST (RES						
GRANTEE: JENNIFER L BUTT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 N10 W13 S21 W10 S23 E15 UOP= S14 E16 N14 W16$ E30N10 E6 N24$.

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	0294	SHED WOOD/	0	50	30	27	1.00	UT	0.00	0.00	100	0	0	3	100	160	
2	0031	BARN,MT AE	0	50	22	30	1.00	UT	0.00	0.00	100	0	0	3	100	1,524	
3	0070	CARPORT UF	0	50	13	16	1.00	UT	0.00	0.00	100	0	0	3	100	156	
4	0140	CLFENCE 6	0	50	13	16	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 2,440

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	50		A-1	0.00	0.00	0.60	AC		1.00	1.00	1.40	14,000.00	19,600.00	11,760							

REVIEW DATE 06/23/2017 BY DF Total Acres: 0.60 Total Land Value: 11,760 Market: 0 Agricultural: 0 Common: 11,760 PRINTED 11/18/2025 BY SYS