NE DIV: W1/2 OF LOTS 11 & 12 & A
13 & 14 DEPOT ADD. BLOCK 41.

PERTEE CHARLIE/PERTEE MARY
1040 SW CHARLESTON CT
LAKE CITY, FL 32055

2027

00-00-00-10973-000

BUILDING CHARACTERISTICS

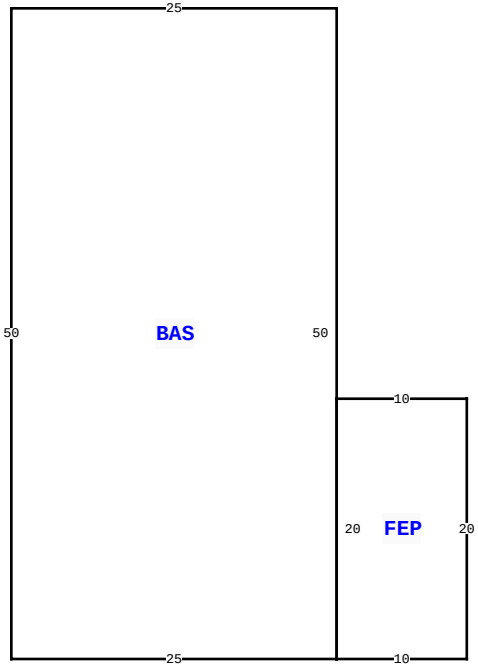
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	02	02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,250	100		1,250	40,109
FEP	200	80		160	5,134
TOTALS	1,450			1,410	45,242

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,410	53.0400	58.34	82,259	1948	1948	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 1250 HX Base Yr



127 NE MONTANA ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	45,242
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	2,730
TOTAL MARKET VALUE	49,972
SOH/AGL Deduction	0
ASSESSED VALUE	49,972
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	49,972
TOTAL JUST VALUE	49,972
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,795

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 S50 E25 FEP= E10 N20 W10 S20$ N50$.

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	0297	SHED CONCR	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	0		*CG	52.00	105.00	5,460.00	SF		1.00	1.00	1.00	0.50	0.50	2,730							

REVIEW DATE 10/28/2015 BY DF Total Acres: 0.13 Total Land Value: 2,730 Market: 0 Agricultural: 0 Common: 2,730 PRINTED 11/19/2026 BY SYS