W DIV: LOTS 2, 3 & 4, BLOCK A
CHATHAM'S S/D.

PARK PLACE INVESTMENTS LLC
PO BOX 15505
FERNANDINA BEACH, FL 32035

2027

00-00-00-12285-000

BUILDING CHARACTERISTICS

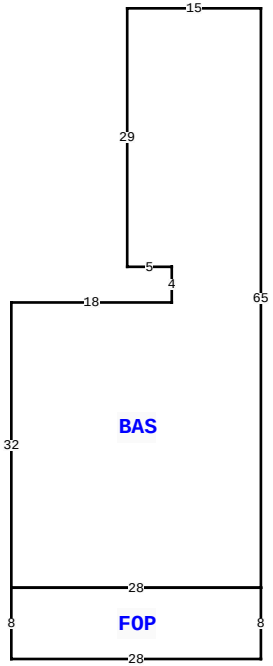
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Frame	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,371	100		1,371	73,404
FOP	224	30		67	3,587
TOTALS	1,595			1,438	76,991

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,438	74.8800	82.37	118,448	1940	1940	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1371 HX Base Yr



397 NW HAMILTON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

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	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	76,991
TOTAL MARKET OB/XF VALUE	50
TOTAL LAND VALUE - MARKET	19,500
TOTAL MARKET VALUE	96,541
SOH/AGL Deduction	0
ASSESSED VALUE	96,541
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	96,541
TOTAL JUST VALUE	96,541
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	97,943

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0357	REROOF		06/11/2026
1693	ADDN SFR	0	04/06/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1375/1134	12/26/2018	QC	U	I	11	100
GRANTOR: DANIEL DAVID STURGES						
GRANTEE: PARK PLACE INVESTME						
1343/0351	8/17/2017	WD	U	I	16	21,800
GRANTOR: RUSSELL A WADE JR						
GRANTEE: DANIEL DAVID STURGE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= S29 E5 S4 W18S32 FOP= S8 E28 N8 W28$ E28 N65 W15$.

LAND DESCRIPTION

TOTAL OB/XF 50

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		*RSF-3	0.00	0.00	15,600.00	SF		1.00	1.00	1.00	1.25	1.25	19,500							

REVIEW DATE 08/25/2016 BY DF Total Acres: 0.36 Total Land Value: 19,500 Market: 0 Agricultural: 0 Common: 19,500 PRINTED 11/17/2026 BY SYS