E DIV: LOTS 12 & 13 BLOCK 2 THOM
466-196, 643-352, CR 830-1249, 8

HEFLIN CYNTHIA D
258 NE CHESTNUT AVE
LAKE CITY, FL 32055-3543

2027

00-00-00-12876-000

BUILDING CHARACTERISTICS

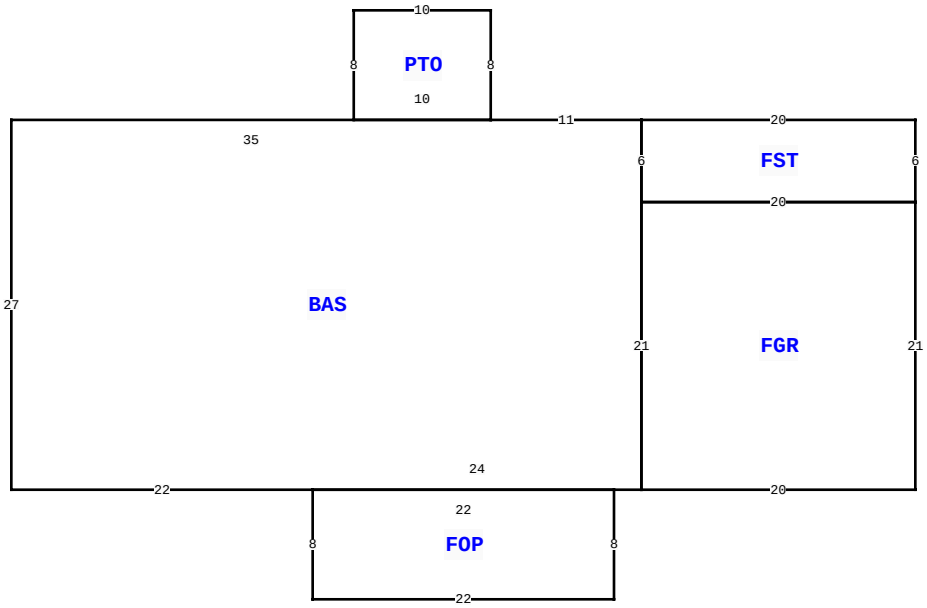
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 07
NEIGHBORHOOD/LOC	860317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,242	100		1,242	100,465
FGR	420	55		231	18,685
FOP	176	30		53	4,287
FST	120	55		66	5,339
PTO	80	5		4	324
TOTALS	2,038			1,596	129,100

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,596	114.9000	126.39	201,718	1999	1999	10	0	0	26.00	64.00

2 SINGLE FAM 100% - 2001 Heated Area: 1242 HX Base Yr 2001



258 NE CHESTNUT AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	100	0	0	912.00	UT	1.50	1.50	100	1999	1999	3	100	1,368	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		129,100
TOTAL MARKET OB/XF VALUE		1,968
TOTAL LAND VALUE - MARKET		8,580
TOTAL MARKET VALUE		139,648
SOH/AGL Deduction		27,842
ASSESSED VALUE		111,806
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		55,395
TOTAL JUST VALUE		139,648
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		141,997

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1506	SFR	218	04/09/1999
953	ADDN SFR	19	04/15/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0898/0878	2/24/2000	WD	Q	I		72,000
GRANTOR: BROMAX INC						
GRANTEE: C HEFLIN						
0837/0755	3/31/1997	WD	U	I	11	14,500
GRANTOR: SEC OF VETERANS AFFAI						
GRANTEE: BROMAX INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 PTO= N8 W10 S8 E10$ W35 S27 E22 FOP= S8 E22 N8 W22$
E24 FGR= E20 N21 W20 S21$ N21 FST= E20 N6 W20 S6$ N6$.

LAND DESCRIPTION

TOTAL OB/XF 1,968

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-3	110.00	104.00	11,440.00	SF		1.00	1.00	1.00	0.75	0.75	8,580							

REVIEW DATE 11/16/2016 BY DF Total Acres: 0.26 Total Land Value: 8,580 Market: 0 Agricultural: 0 Common: 8,580 PRINTED 11/17/2026 BY SYS