E DIV: LOTS 1 & 2 BLOCK 5 THOMAS
629-365, 809-19, 980-1889, QC 14

TUNSIL SHERITA/YOUNG KEEVEN
889 NE CHERRY LN
LAKE CITY, FL 32055

2027

00-00-00-12889-000

BUILDING CHARACTERISTICS

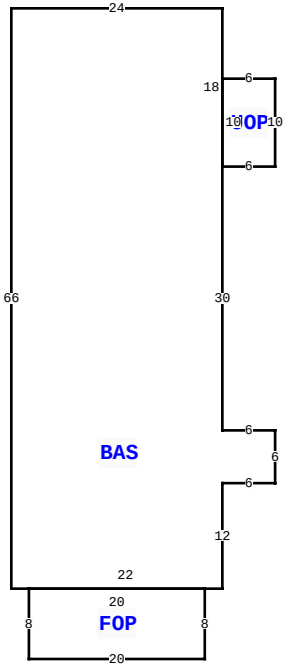
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 80
Interior Wall	05	DRYWALL 20
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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	1,620	100		1,620	86,543
FOP	160	30		48	2,564
UOP	60	20		12	641
TOTALS	1,840			1,680	89,748

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,680	88.2980	97.13	163,178	1940	1970	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2014 Heated Area: 1620 HX Base Yr 2014



889 NE CHERRY LN, 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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1986	1986	3	40	14,336	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		89,748
TOTAL MARKET OB/XF VALUE		15,386
TOTAL LAND VALUE - MARKET		7,500
TOTAL MARKET VALUE		112,634
SOH/AGL Deduction		34,840
ASSESSED VALUE		77,794
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		26,383
TOTAL JUST VALUE		112,634
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		114,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1534/385	1/30/2025	QC	U	I	11	100
GRANTOR: TUNSIL SHERITA						
GRANTEE: TUNSIL SHERITA						
980/1889	4/08/2003	QC	U	I	11	100
GRANTOR: BELL MARY LEE						
GRANTEE: BELL MARY LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S66 E2 FOP= S8 E20 N8 W20$ E22 N12 E6 N6 W6 N30 UOP= E6 N10 W6 S10$ N18 $.

LAND DESCRIPTION

TOTAL OB/XF 15,386

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-1	100.00	100.00	10,000.00	SF		1.00	1.00	1.00	0.75	0.75	7,500							

REVIEW DATE 11/16/2016 BY DF Total Acres: 0.23 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 11/17/2026 BY SYS