COMM AT NE COR OF SE1/4 OF
NW1/4, RUN W 2.14 FT TO W R/W
SR-131, SW ALONG R/W 1114.72

SUMMERALL RALEIGH J/SUMMERALL MELISSA
682 NW FALLING CREEK RD
LAKE CITY, FL 32055

2027

01-3S-16-01909-006

BUILDING CHARACTERISTICS

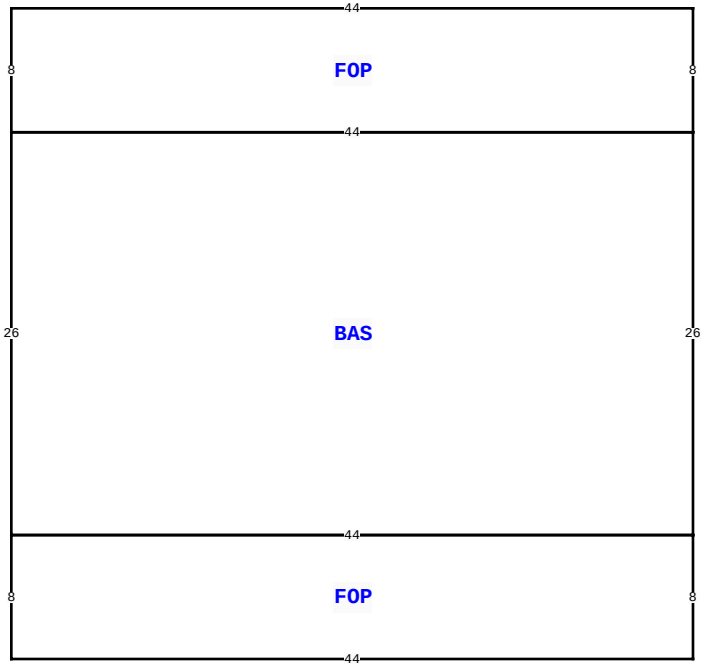
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	1316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100		1,144	147,797
FOP	352	30		106	13,695
FOP	352	30		106	13,695
TOTALS	1,848			1,356	175,187

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
0100	01	1,356	124.9500	137.44	186,369	2020	2020	0	0	1	5.00	94.00

1 SINGLE FAM 100% - 2021 Heated Area: 1144 HX Base Yr 2021



682 NW FALLING CREEK RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	06/02/2022 SPF

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		175,187
TOTAL MARKET OB/XF VALUE		26,120
TOTAL LAND VALUE - MARKET		94,320
TOTAL MARKET VALUE		239,657
SOH/AGL Deduction		27,346
ASSESSED VALUE		212,311
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		160,900
TOTAL JUST VALUE		295,627
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		298,813

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049349	Storage Building	5,000	03/04/2024
39715	SFR	0	05/04/2020
36213	PUMP/UTPOL	50	01/17/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1308/1710	1/22/2016	WD	Q	V	01	50,000
GRANTOR: RUBY P FIELDER						
GRANTEE: RALEIGH J & MELISSA						
1065/2572	1/15/2005	QC	Q	V	01	100
GRANTOR: RUBY LOUISE SOUTHWELL						
GRANTEE: RUBY PATRICIA FIELD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N26 FOP= N8 W44 S8 E44$ W44 S26 FOP= S8 E44 N8 W44$ E44$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	
3	0030	BARN,MT	0	100	24	35	840.00	UT	18.00	18.00	100	2025	2024		100	15,120	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	9,000.00	9,000.00	100	2025	2024		100	9,000	

LAND DESCRIPTION

TOTAL OB/XF 26,120

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		A-1	0.00	0.00	4.54	AC		1.00	1.00	1.00	8,000.00	8,000.00	36,320							
2	6200	A	PASTURE 3	100					7.25	AC		1.00	1.00	1.00	280.00	280.00	2,030							
3	9910	M	MKT.VAL.AG	100					7.25	AC		1.00	1.00	1.00	8,000.00	8,000.00	58,000							

REVIEW DATE 05/21/2024 BY randall Total Acres: 11.70 Total Land Value: 38,350 Market: 58,000 Agricultural: 2,030 Common: 36,320 PRINTED 11/17/2026 BY SYS