LOT 34 MEADOWLANDS S/D PHASE 3

AFD 1056-1565, WD 1113-1996, WD

CHAMBERS RONALD A/CHAMBERS REBECCA J
485 SW HIGHFIELD TER
LAKE CITY, FL 32024

2026

01-6S-16-03761-134

BUILDING CHARACTERISTICS

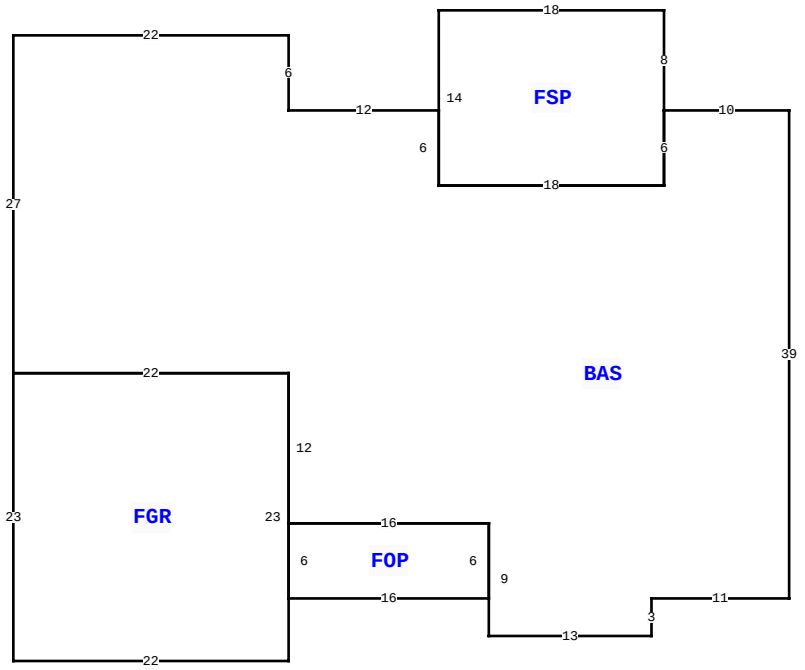
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1616.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,989	100		1,989	230,957
FGR	506	55		278	32,280
FOP	96	30		29	3,367
FSP	252	40		101	11,728
TOTALS	2,843			2,397	278,332

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,397	124.9083	139.90	335,340	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2009 Heated Area: 1989 HX Base Yr 2009



485 SW HIGH FIELD TER, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		278,332
TOTAL MARKET OB/XF VALUE		16,878
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		360,210
SOH/AGL Deduction		121,217
ASSESSED VALUE		238,993
TOTAL EXEMPTION VALUE	HX HB DX	56,411
BASE TAXABLE VALUE		182,582
TOTAL JUST VALUE		360,210
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		353,564

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26192	SFR	643	09/04/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/78	2/04/2022	QC	U	I	11	100
GRANTOR: CHAMBERS RONALD A						
GRANTEE: CHAMBERS RONALD A						
1150/0336	5/08/2008	WD	Q	I		287,000
GRANTOR: DAVID & VIRGINIA DEMO						
GRANTEE: REBECCA J & RONALD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 FSP= N8 W18 S14 E18 N6$ S6 W18 N6 W12 N6 W22 S27
FGR= S23 E22 N23 W22$ E22 S12 FOP= S6 E16 N6 W16$ E16 S9 E13 N3 E11 N39$.

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	432.00	UT	3.00	3.00	100	2008	2008	3	100	1,296	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
3	0166	CONC,PAVMT	0	100	0	0	120.00	UT	2.25	2.25	100	2010	2010	3	100	270	
4	0327	STABLES-SM	0	100	24	36	864.00	UT	8.00	8.00	100	2010	2010	3	100	6,912	
5	0030	BARN,MT	0	0	25	30	750.00	UT	10.00	10.00	100	2010	2010	3	100	7,500	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 16,878

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	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 04/15/2026 BY KS Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 07/03/2026 BY SYS