

LOT 10 CYPRESS CREEK S/D.  
832-967, 956-715, DC 1284-2432

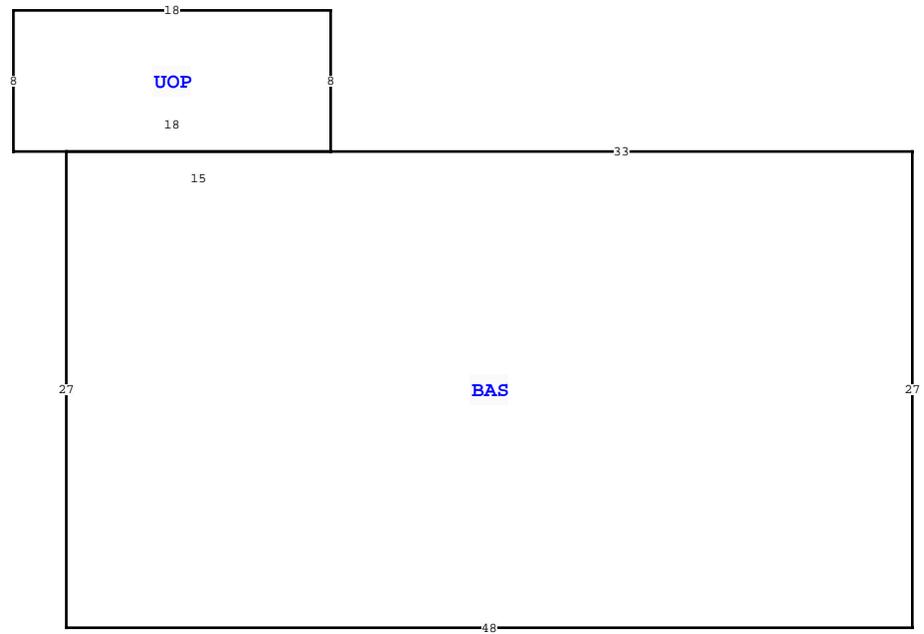
SECHLER AMBER/DEANGELIS CHRISTOPHER  
402 SW ALOE CT  
LAKE CITY, FL 32024

2026

03-4S-16-02739-110

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3416.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
UOP	144	25	
TOTALS	1,440		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	2016	Heated Area: 1296			HX Base Yr 2016				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			81,509
TOTAL MARKET OB/XF VALUE			8,500
TOTAL LAND VALUE - MARKET			16,875
TOTAL MARKET VALUE			106,884
SOH/AGL Deduction			53,791
ASSESSED VALUE			53,093
TOTAL EXEMPTION VALUE	HX HB		28,093
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			106,884
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			102,192

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1300/2770	9/02/2015	CT	U	I	18	5,000
GRANTOR: CLERK OF COURT (ALGO)						
GRANTEE: AMBER SECHLER & CHR						
0956/0715	5/02/2002	WD	U	V	07	8,000
GRANTOR: KEISER						
GRANTEE: MONTERO						

EXTRA FEATURES																								
L N	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	UT	0.00	0.00	100	2007	2007	3	100	200									
2	0214	GRN HOUSE	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	500									
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000									
4	0081	DECKING WI	0	100	0	0	UT	800.00	800.00	100	2024	2023		100	800									
TOTALS													1,440									1,332	81,509	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W33 UOP= N8 W18 S8 E18\$ W15 S27 E48 N27\$.	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.75	22,500.00	16,875.00	16,875								