LOT 12 BLOCK 1 OAK HILL ESTATES
716-592, DC 1006-2810, DC 1368-1

DEROBERTIS PAUL JR/CRAIG BEVERLY
157 SE ARAPAHOE LN
LAKE CITY, FL 32025

2027

03-4S-17-07503-000

BUILDING CHARACTERISTICS

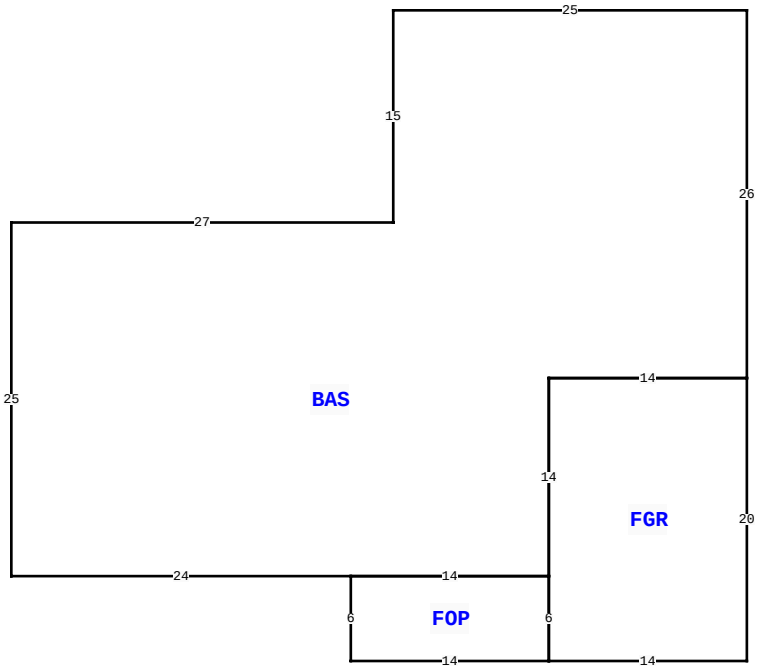
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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 06
NEIGHBORHOOD/LOC	3417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,479	100		1,479	118,967
FGR	280	55		154	12,388
FOP	84	30		25	2,011
TOTALS	1,843			1,658	133,366

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,658	112.5000	123.75	205,178	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2019 Heated Area: 1479 HX Base Yr 2019



157 SE ARAPAHOE LN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
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	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0070	CARPORT UF	0	100	10	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	150	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	133,366
TOTAL MARKET OB/XF VALUE	650
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	152,516
SOH/AGL Deduction	54,969
ASSESSED VALUE	97,547
TOTAL EXEMPTION VALUE	HX HB SX DX 97,547
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	152,516
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	154,940

SALE:1:1: LOT 12 BLK 1 OAK HILL ESTATES REPLAT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056103	Electrical Servic		07/15/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1385/1146	9/26/2018	WD	U	I	11	100
GRANTOR: KATRINA LYNN CHU & WH						
GRANTEE: PAUL DEROBERTIS JR						
1384/1920	9/26/2018	WD	U	I	11	0
GRANTOR: KATRINA LYNN CHU & WH						
GRANTEE: PAUL DEROBERTIS JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 S25 E24 FOP= S6 E14N6 W14$ E14 FGR= S6 E14 N20 W14 S14$ N14 E14 N26 W25 S15$.

LAND DESCRIPTION

TOTAL OB/XF 650

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-2	80.00	120.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/15/2017 BY DF Total Acres: 0.22 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS