LOT 6 BLOCK 2 OAK HILL ESTATES R

DC 881-27, WD 1024-2880, WD 1180

HOBBS DANA
140 SE ARAPAHOE
LAKE CITY, FL 32025

2027

03-4S-17-07516-000

BUILDING CHARACTERISTICS

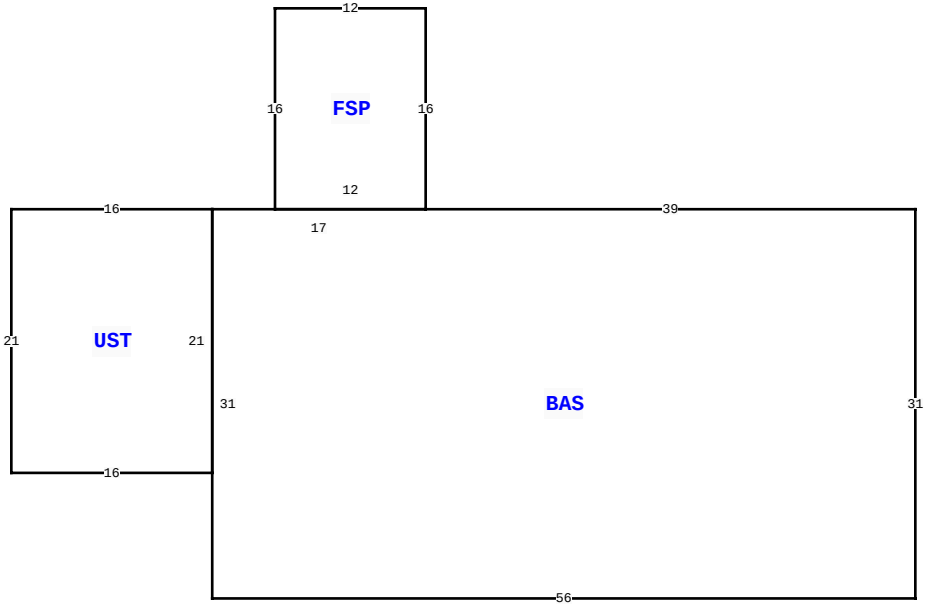
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04
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	1,736	100		1,736	109,624
FSP	192	40		77	4,863
UST	336	45		151	9,536
TOTALS	2,264			1,964	124,022

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,964	88.3166	97.15	190,803	1964	1964	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1736 HX Base Yr



120 SE ARAPAHOE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0296	SHED METAL	0	0	6	8	1.00	UT	0.00	0.00	100	1993	1993	3	100	150	
3	0296	SHED METAL	0	0	8	12	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
4	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
5	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	124,022
TOTAL MARKET OB/XF VALUE	1,250
TOTAL LAND VALUE - MARKET	20,905
TOTAL MARKET VALUE	146,177
SOH/AGL Deduction	0
ASSESSED VALUE	146,177
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	146,177
TOTAL JUST VALUE	146,177
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	148,423

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049482	Electrical Servic	0	03/22/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1490/2064	5/12/2023	WD	Q	I	01	145,000
GRANTOR: SMALL ANGELICA						
GRANTEE: HOBBS DANA						
1481/2104	12/21/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT (MOBLE						
GRANTEE: SMALL ANGELICA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 FSP= N16 W12 S16 E12$ W17 UST= W16 S21 E16 N21$ S31 E56 N31$.

LAND DESCRIPTION

TOTAL OB/XF 1,250

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	0		RSF-2	120.00	120.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

REVIEW DATE 12/02/2024 BY SYS Total Acres: 0.33 Total Land Value: 20,905 Market: 0 Agricultural: 0 Common: 20,905 PRINTED 11/17/2026 BY SYS