LOT 16 BLOCK 5 OAK HILL ESTATES
535-583, 799-2207, 971-596, 1064

FUTCH JASON P/FUTCH AMANDA SUE
136 SE CALOB CT
LAKE CITY, FL 32025

2027

03-4S-17-07540-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 80
Interior Floo	15	HARDTILE 20
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

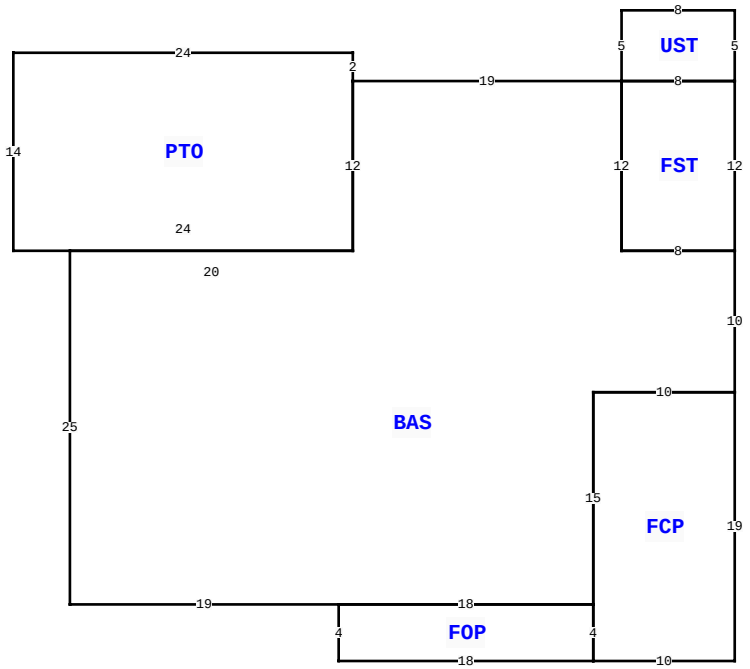
NEIGHBORHOOD/LOC 3417.0100 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,253	100		1,253	121,687
FCP	190	25		48	4,662
FOP	72	30		22	2,137
FST	96	55		53	5,147
PTO	336	5		17	1,651
UST	40	45		18	1,748
TOTALS	1,987			1,411	137,032

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,411	135.8240	149.41	210,818	1965	1965	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 1253 HX Base Yr



136 SE CALOB CT, 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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	137,032
TOTAL MARKET OB/XF VALUE	700
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	156,232
SOH/AGL Deduction	0
ASSESSED VALUE	156,232
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	156,232
TOTAL JUST VALUE	156,232
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	158,717

SALE:1:1: LOT 16 BLK 3 OAK HILL ESTATES REPLAT

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1486/2735	3/17/2023	WD	Q	I	01	178,000
GRANTOR: PARKER DEVELOPMENT LL						
GRANTEE: FUTCH JASON P						
1284/0809	11/07/2014	QC	U	I	11	100
GRANTOR: ANDREW LANG (SINGLE)						
GRANTEE: PARKER DEVELOPMENT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 PTO= N2 W24 S14 E24N12$ S12W20S25E19 FOP= S4 E18N4 W18$ E18 FCP= S4 E10 N19 W10 S15$ N15 E10 N10 FST= N12W8 S12 E8$ W8 N12 UST= E8 N5 W8 S5$.

LAND DESCRIPTION

TOTAL OB/XF 700

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	53.00	140.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/10/2023 BY ME Total Acres: 0.17 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS