LOT 11 BLOCK F EASTSIDE VILLAGE
692-309, 742-10, LE 784-2087, DC

CUMMINS ROBERT AND SANDRA REVOCABLE TRUST DATED NO
186 SE ROSEWOOD CIR
LAKE CITY, FL 32025

2027

03-4S-17-07592-211

BUILDING CHARACTERISTICS

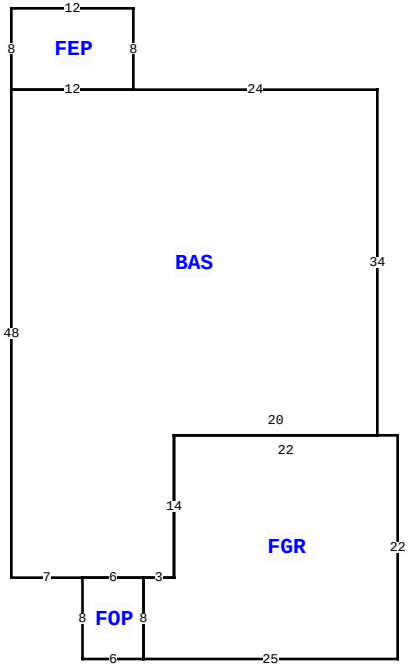
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		3417.1100 1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,448	100		1,448	136,173
FEP	96	80		77	7,241
FGR	508	55		279	26,238
FOP	48	30		14	1,317
TOTALS	2,100			1,818	170,968

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,818	119.5700	144.68	263,028	1991	1991	0	0	0	35.00	65.00

2 SINGLE FAM 100% - 2026 Heated Area: 1448 HX Base Yr 2026



186 SE ROSEWOOD CIR, 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	100	18	30	540.00	UT	1.40	1.40	100	0	0	3	100	756	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		170,968
TOTAL MARKET OB/XF VALUE		756
TOTAL LAND VALUE - MARKET		24,750
TOTAL MARKET VALUE		196,474
SOH/AGL Deduction		81,129
ASSESSED VALUE		115,345
TOTAL EXEMPTION VALUE	HX HB VP	83,378
BASE TAXABLE VALUE		31,967
TOTAL JUST VALUE		196,474
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		199,582

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055521	Generator		04/20/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1568/1302	5/14/2026	LE	U	I	14	100
GRANTOR: CUMMINS ROBERT E AS T						
GRANTEE: BUTLER R BRIAN (RMD						
1557/2220	12/31/2025	WD	Q	I	01	235,000
GRANTOR: MEYER CURT A						
GRANTEE: CUMMINS ROBERT AND						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FEP= N8 W12 S8 E12$ W12 S48 E7 FOP= S8 E6 N8 W6$ E6
FGR= S8 E25 N22 W22S14 W3$ E3 N14 E20 N34$.

LAND DESCRIPTION

TOTAL OB/XF 756

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	0.00	0.00	1.00	LT		1.00	1.00	1.10	22,500.00	24,750.00	24,750							

REVIEW DATE 12/03/2021 BY CP Total Acres: 0.19 Total Land Value: 24,750 Market: 0 Agricultural: 0 Common: 24,750 PRINTED 11/17/2026 BY SYS