

LOT 9 FALLING CREEK FARMS S/D.  
 BEG SE COR OF NE1/4 OF SE1/4, RU  
 W 208 FT ALONG S SIDE OF GRADED

ROBERTS VOYD L/ROBERTS JANICE L  
 774 NE CHESHIRE LN  
 LAKE CITY, FL 32055

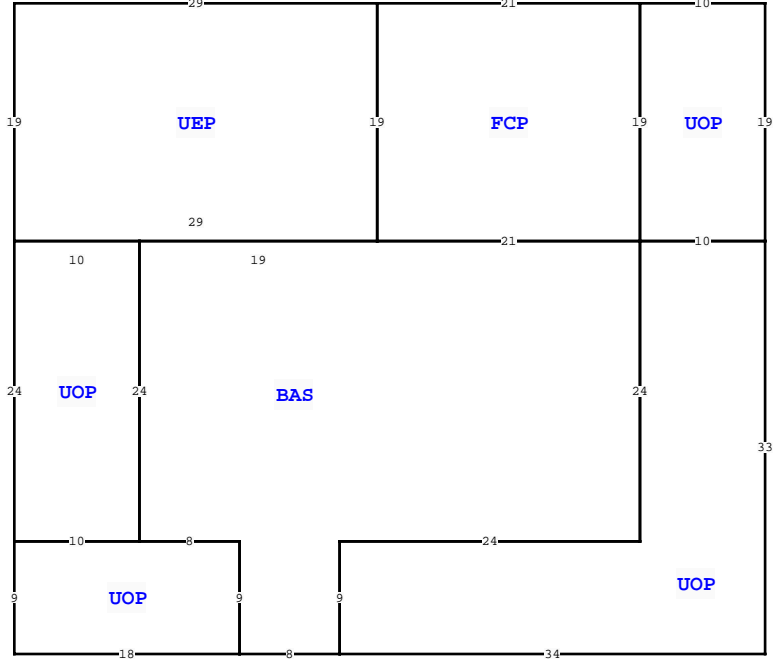
2026

05-3S-17-04850-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	01	MINIMUM 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	01	NONE 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	02	02 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5317.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,032	100	
FCP	399	25	
UEP	551	60	
UOP	162	20	
UOP	190	20	
UOP	240	20	
UOP	546	20	
TOTALS	3,120		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,690	51.6780	57.88	97,817	1975	1975	0	0	35.00	65.00
1 SINGLE FAM 100% - 1999 Heated Area: 1032 HX Base Yr 1999											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			73,619
TOTAL MARKET OB/XF VALUE			5,050
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			118,669
SOH/AGL Deduction			53,830
ASSESSED VALUE			64,839
TOTAL EXEMPTION VALUE	HX HB VX		35,837
BASE TAXABLE VALUE			29,002
TOTAL JUST VALUE			118,669
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			111,169

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0073/1905	1/14/1999	WD	Q	I	01	20,000
GRANTOR: JANICE ROBERTS						
GRANTEE: JANICE & VOYD ROBER						
0833/0057	1/02/1997	WD	Q	I		50,000
GRANTOR: PATRICK F & JESSIE M						
GRANTEE: JANICE L ROBERTS						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
5,050											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			05/11/2026	MLU							

BUILDING NOTES											

BUILDING DIMENSIONS											
FCP= N19 W21 S19 E21\$ BAS= W21 UEP= N19 W29 S19 E29\$ W19 UOP= W10 S24 E10 N24\$ S24 UOP= W10 S9 E18 N9 W8\$ E8 S9 E8 UOP= E34 N33 UOP= N19 W10 S19 E10\$ W10 S24W24 S9\$ N9 E24 N24 \$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	5.00	AC	1.00

