LOT 14 HILLS AT ROSE CREEK S/D P
WD 1026-976, WD 1069-1053, WD 11

MARTIN GEORGE C III
977 SW HILL CREEK DR
LAKE CITY, FL 32025

2027

05-5S-17-09116-114

BUILDING CHARACTERISTICS

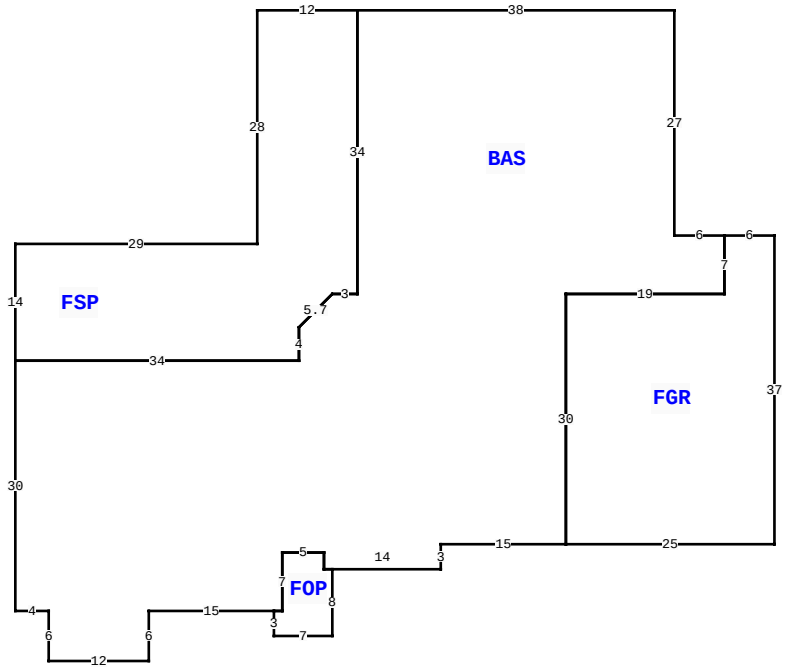
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	32417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,409	100		3,409	375,669
FGR	792	55		436	48,047
FOP	61	30		18	1,984
FSP	862	40		345	38,019
TOTALS	5,124			4,208	463,718

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,208	120.6975	132.77	558,696	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2009 Heated Area: 3409 HX Base Yr 2009



977 SW HILL CREEK DR, LAKE CITY

BLD DATE		LGL DATE	05/07/2026 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	2,941.00	UT	1.95	1.95	100	2008	2008	3	100	5,735	
2	0280	POOL R/CON	0	100	17	38	646.00	UT	70.00	70.00	100	2012	2012	3	71	32,106	
3	0282	POOL ENCL	0	100	28	48	1,344.00	UT	15.00	15.00	100	2012	2012	3	40	8,064	
4	0030	BARN,MT	0	100	0	0	1.00	UT	30,000.00	30,000.00	100	2026	2025		100	30,000	
5	0060	CARPORT F	0	100	0	0	1.00	UT	7,500.00	7,500.00	100	2026	2025		100	7,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		463,718
TOTAL MARKET OB/XF VALUE		83,405
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		612,123
SOH/AGL Deduction		168,226
ASSESSED VALUE		443,897
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		392,486
TOTAL JUST VALUE		612,123
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		620,540

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053215	Storage Building	36,975	05/22/2025
30285	POOL ENCL	100	07/16/2012
25997	SFR	900	07/09/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1117/2776	4/26/2007	WD	Q	V		107,900
GRANTOR: STEVIE LANDON						
GRANTEE: GEORGE C MARTIN III						
1069/1053	12/19/2005	WD	Q	V		97,000
GRANTOR: BRADLEY M FELDT						
GRANTEE: LANDON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 FSP= W12 S28 W29 S14 E34 N4 R4 U4 E3 N34$ S34 W3 D4 L4 S4 W34 S30 E4 S6 E12 N6 E15 FOP= S3 E7 N8 W1 N2 W5 S7 W1$ E1 N7 E5 S2 E14 N3 E15 FGR= E25 N37 W6 S7 W19 S30$ N30 E19 N7 W6 N27$.

LAND DESCRIPTION

TOTAL OB/XF 83,405

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 07/20/2017 BY DF Total Acres: 6.24 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS