LOT 10 BLOCK 6 LAKE FOREST S/D U

PROB 05-114CP, 1052-108 THRU 126

ANDREWS DOUGLAS ALBERT JR/ANDREWS CHRISTINA R
547 SW SIESTA PLACE
LAKE CITY, FL 32025

2027

06-4S-17-07904-000

BUILDING CHARACTERISTICS

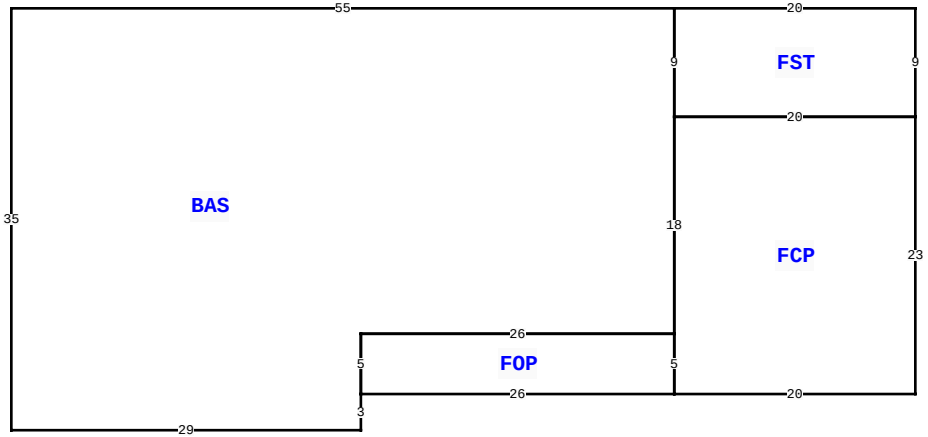
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	6417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,717	100		1,717	149,113
FCP	460	25		115	9,987
FOP	130	30		39	3,387
FST	180	55		99	8,598
TOTALS	2,487			1,970	171,084

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,970	114.8400	126.32	248,850	1963	2000	0	0	0	31.25	68.75

1 SINGLE FAM 100% - 2019 Heated Area: 1717 HX Base Yr 2019



547 SW SIESTA PL, 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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	171,084
TOTAL MARKET OB/XF VALUE	650
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	190,234
SOH/AGL Deduction	49,421
ASSESSED VALUE	140,813
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	89,402
TOTAL JUST VALUE	190,234
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	193,349

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046934	Roof Replacement	3,000	04/11/2023
00419			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1361/2378	4/25/2018	WD	Q	I	01	145,000
GRANTOR: JOSHUA A ANDERSON						
GRANTEE: DOUGLAS ALBERT JR &						
1081/0715	4/19/2006	WD	Q	I		120,000
GRANTOR: BRITTANY SAMS						
GRANTEE: JOSHUA A ANDERSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 S35 E29 N3 FOP= E26N5 W26 S5$ N5 E26 FCP= S5 E20N23 W20 S18$ N18 FST= E20 N9 W20 S9$ N9$.

LAND DESCRIPTION

TOTAL OB/XF 650

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	100.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/15/2016 BY DF Total Acres: 0.29 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS