

LOT 18 BLOCK C CHAPEL HILLS  
S/D UNIT 1. 387-372, DC 1261-  
1526, LE 1333-1712,

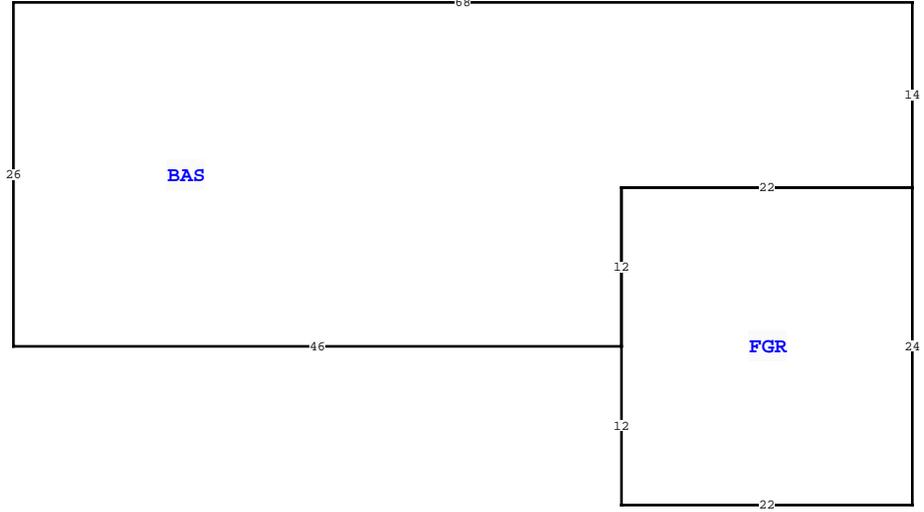
MCGEE GLORIA A  
1655 SW SAINT JAMES CT  
LAKE CITY, FL 32025

2026

06-4S-17-08083-018

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	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	6417.0900	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,504	100	
FGR	528	55	
TOTALS	2,032		
TOTALS		1,794	153,937

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 0									
			Heated Area: 1504			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		153,937	
TOTAL MARKET OB/XF VALUE		2,350	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		174,787	
SOH/AGL Deduction		76,278	
ASSESSED VALUE		98,509	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		47,098	
TOTAL JUST VALUE		174,787	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		172,093	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/1712	3/24/2017	LE U		I	14	100
GRANTOR: GLORIA A MCGEE (LIFE)						
GRANTEE: LORI M JONES & STAC						

EXTRA FEATURES																
L N	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	UT	0.00	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	100	9	10	UT	0.00	0.00	100	1993	1993	3	100	150	
3	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	
4	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	300	
5	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	400	
TOTALS															2,350	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	1.00	18,500.00	18,500.00	18,500							