LOT 3 BLOCK E CHAPEL HILLS S/D
UNIT 1. ORB 538-23, 832-1358,
952-161, (DC 1019-2195;CLAYTON

RODGERS KENNETH R/RODGERS MARY E
648 SW CHAPEL HILL ST
LAKE CITY, FL 32025

2026

06-4S-17-08096-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

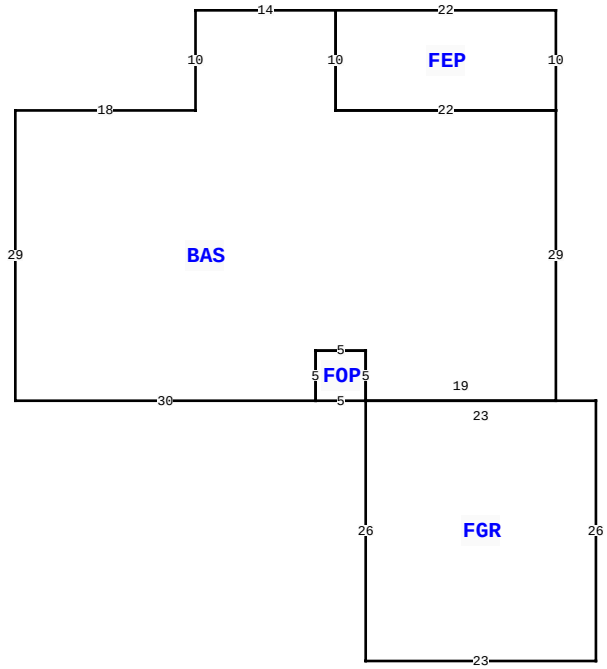
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,681	100		1,681	139,225
FEP	220	80		176	14,577
FGR	598	55		329	27,249
FOP	25	30		8	662
TOTALS	2,524			2,194	181,713

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,194	111.7710	127.42	279,559	1984	1984	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2012 Heated Area: 1681 HX Base Yr 2012



648 SW CHAPEL HILL ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		181,713
TOTAL MARKET OB/XF VALUE		3,200
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		203,413
SOH/AGL Deduction		78,927
ASSESSED VALUE		124,486
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		73,075
TOTAL JUST VALUE		203,413
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		200,219

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1215/2756	6/06/2011	PR	Q	I	01	121,500
GRANTOR: SYLVIA STODDARD EST (						
GRANTEE: KENNETH R & MARY E						
0952/0161	4/24/2002	WD	Q	I		102,500
GRANTOR: LESLIE & MERTA MOTSON						
GRANTEE: CLAYTON & SYLVIA ST						

BUILDING NOTES

BUILDING DIMENSIONS

FEP= N10 W22 S10 E22$ BAS= W22 N10 W14 S10 W18 S29 E30 FOP= E5 N5 W5 S5$ N5 E5 S5 FGR= S26 E23 N26 W23$ E19 N29$.

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	1,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0130	CLFENCE 5	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
4	0296	SHED METAL	0	100	10	14	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 3,200

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	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/27/2016 BY DF Total Acres: 0.28 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/08/2026 BY SYS