COMM NW COR OF NW1/4, RUN S 1328
1819.39 FT FOR POB, RUN S 888.35
FT, N 888.35 FT, W 496.2 FT TO P

CUMMINGS MATTHEW
960 SW FINLEY LITTLE LN
LAKE CITY, FL 32024

2027

06-5S-17-09128-001

BUILDING CHARACTERISTICS

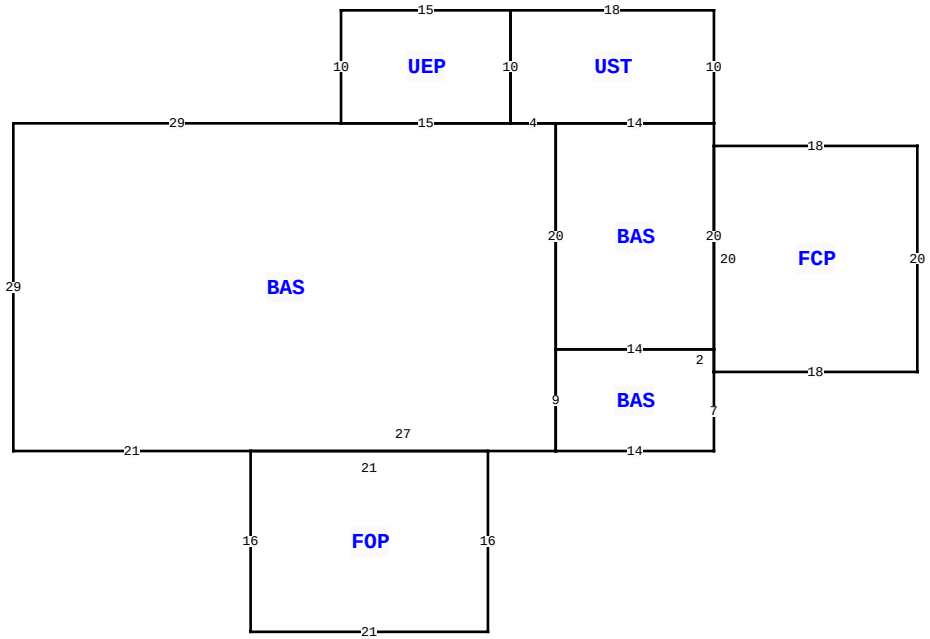
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	6517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	126	100		126	8,352
BAS	280	100		280	18,560
BAS	1,392	100		1,392	92,271
FCP	360	25		90	5,966
FOP	336	30		101	6,695
UEP	150	60		90	5,966
UST	180	45		81	5,369
TOTALS	2,824			2,160	143,180

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,160	92.7126	101.98	220,277	1974	1974	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2022 Heated Area: 1798 HX Base Yr



137 SW LEEVILLE CT, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	143,180
TOTAL MARKET OB/XF VALUE	1,800
TOTAL LAND VALUE - MARKET	55,900
TOTAL MARKET VALUE	156,408
SOH/AGL Deduction	0
ASSESSED VALUE	156,408
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	156,408
TOTAL JUST VALUE	200,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	203,491

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1427/1539	1/04/2021	WD	U	I	30	100
GRANTOR: LITTLE GAIL A						
GRANTEE: CUMMINGS MATTHEW						
1427/417	12/24/2020	QC	U	I	11	100
GRANTOR: LEE WILLIAM L						
GRANTEE: LITTLE GAIL A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S29 E21 FOP= S16 E21 N16 W21$ E27 BAS= E14 N7 FCP= E18 N20 W18 S20 $ N2 W14 S9$ N9 BAS= E14 N20 W14 S20$ N20 UST= E14 N10 W18 S10 E4$ W4 UEP= N10 W15 S10 E15$ W15$.

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0294	SHED WOOD/	0	0	16	24	1.00	UT	0.00	0.00	100	0	0	3	100	100	
4	0021	BARN,FR AE	0	0	16	20	1.00	UT	0.00	0.00	100	0	0	3	100	100	
5	0294	SHED WOOD/	0	0	14	36	1.00	UT	0.00	0.00	100	0	0	3	100	200	
6	0210	GARAGE U	0	0	31	24	1.00	UT	0.00	0.00	100	0	0	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 1,800

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	5.10	AC		1.00	1.00	1.00	280.00	280.00	1,428							
2	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.10	AC		1.00	1.00	1.00	9,000.00	9,000.00	45,900							

REVIEW DATE 07/27/2017 BY DF Total Acres: 6.10 Total Land Value: 11,428 Market: 45,900 Agricultural: 1,428 Common: 10,000 PRINTED 11/16/2026 BY SYS