LOT 13 HEATHERWOOD S/D.
754-846, 847-1356, 865-1045, DC

AGUILAR JUAN C/AGUILAR ZEFERINA S
177 SW STELL GLN
LAKE CITY, FL 32024

**2027**

**09-6S-17-09630-013**

## BUILDING CHARACTERISTICS

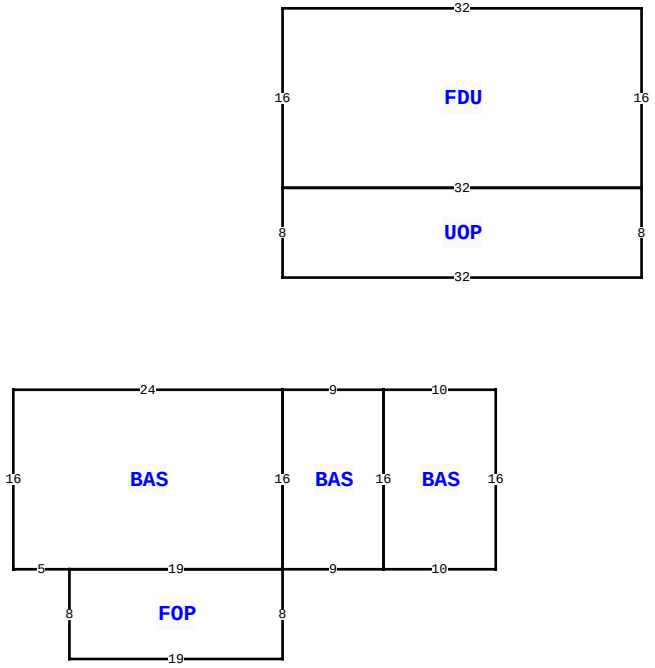
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 1 100 |
| 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 | 05 | 05 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 9617.0100 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 144 | 100 | | 144 | 11,762 |
| BAS | 160 | 100 | | 160 | 13,069 |
| BAS | 384 | 100 | | 384 | 31,364 |
| FDU | 512 | 60 | | 307 | 25,076 |
| FOP | 152 | 30 | | 46 | 3,757 |
| UOP | 256 | 20 | | 51 | 4,166 |
| TOTALS | 1,608 | | | 1,092 | 89,194 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,092 | 114.2400 | 125.66 | 137,221 | 1987 | 1997 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2023 Heated Area: 688 HX Base Yr 2023




177 SW STELL GLN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/06/2026 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |
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## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 89,194 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 52,260 |
| TOTAL MARKET VALUE | 141,454 |
| SOH/AGL Deduction | 10,836 |
| ASSESSED VALUE | 130,618 |
| TOTAL EXEMPTION VALUE | HX HB 51,411 |
| BASE TAXABLE VALUE | 79,207 |
| TOTAL JUST VALUE | 141,454 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 143,079 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1450/630 | 10/13/2021 | WD | Q | I | 01 | 113,000 |
| GRANTOR: CUMMINS P S | | | | | | |
| GRANTEE: AGUILAR JUAN C | | | | | | |
| 1079/1995 | 3/31/2006 | WD | U | I | 09 | 150,000 |
| GRANTOR: JOSEPH & CHERYL SMITH | | | | | | |
| GRANTEE: P S CUMMINS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W24 S16 E5 FOP= S8 E19 N8 W19$ E19 BAS= E9 BAS= E10 N16 W10 S16$ N16 W9 S16$ N16$ PTR= N10 UOP= E32 N8 FDU= N16 W32 S16 E32$ W32 S8$ S10$.

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 4.02 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 52,260 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
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REVIEW DATE 11/19/2021 BY CP Total Acres: 4.02 Total Land Value: 52,260 Market: 0 Agricultural: 0 Common: 52,260 PRINTED 11/17/2026 BY SYS