LOT 15 AMELIA LANDING PHASE 1.

WD 1301-887, WD 1364-2040, LE 15

STATTER DANNY
3113 W WILSON AVE, APT 2
CHICAGO, IL 60625

2027

13-4S-16-02951-115

BUILDING CHARACTERISTICS

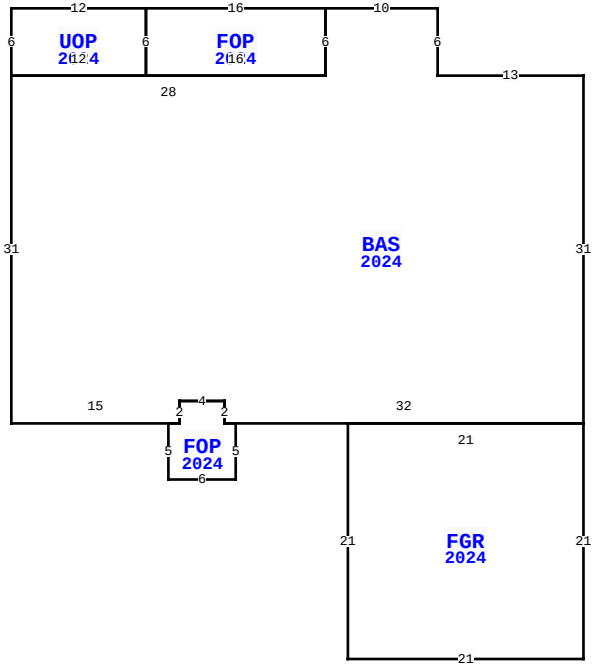
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	13416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,633	100	2024	1,633	210,922
FGR	441	55	2024	243	31,386
FOP	38	30	2024	11	1,421
FOP	96	30	2024	29	3,746
UOP	72	20	2024	14	1,808
TOTALS	2,280			1,930	249,283

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,930	123.6015	135.96	262,403	2020	2020	0	0	0	5.00	95.00

1 SINGLE FAM 100% - 2021 Heated Area: 1633 HX Base Yr 2021



275 SW BEACON WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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
1	0166	CONC,PAVMT	0	100	0	0	1,059.00	UT	3.00	3.00	100	2021	2020		100	3,177	
2	0031	BARN,MT AE	0	100	30	50	1,500.00	UT	15.00	15.00	100	2023	2022		100	22,500	
3	0040	BARN,POLE	0	100	30	36	1.00	UT	7,500.00	7,500.00	100	2024	2023		100	7,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		249,283
TOTAL MARKET OB/XF VALUE		33,177
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		317,460
SOH/AGL Deduction		125,028
ASSESSED VALUE		192,432
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		141,021
TOTAL JUST VALUE		317,460
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		321,989

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41441	STORAGE BLDG		03/02/2021
38188	SFR	0	05/11/2020
38188	SFR	791	06/04/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1549/1144	8/28/2025	LE	U	I	14	100
GRANTOR: STATTER DANNY E (ENH						
GRANTEE: STATTER DANIEL E (R						
1364/2040	7/16/2018	WD	Q	V	01	19,000
GRANTOR: CHRISTOPHER R INMAN						
GRANTEE: DANNY STATTER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=25,17] N31 W13 N6 W10 S6 W28 S31 E15 N2 E4 S2 E32 $
FGR=[YR=2024;ORIG=25,17] W21 S21 E21 N21 $
FOP=[YR=2024;ORIG=2,-14] N6 W16 S6 E16 $
UOP=[YR=2024;ORIG=-14,-20] W12 S6 E12 N6 $
FOP=[YR=2024;ORIG=-6,22] N5 W1 N2 W4 S2 W1 S5 E6 $
.

LAND DESCRIPTION

TOTAL OB/XF 33,177

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/08/2025 BY KS Total Acres: 0.73 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS