LOT 108 HI-DRI ACRES UNIT 2.
705-579, 718-588, 820-737, 997-5

CANTERBURY JERRY/CANTERBURY VICKI A
367 SW CHICKADEE WAY
LAKE CITY, FL 32024

2027

15-5S-16-03626-108

BUILDING CHARACTERISTICS

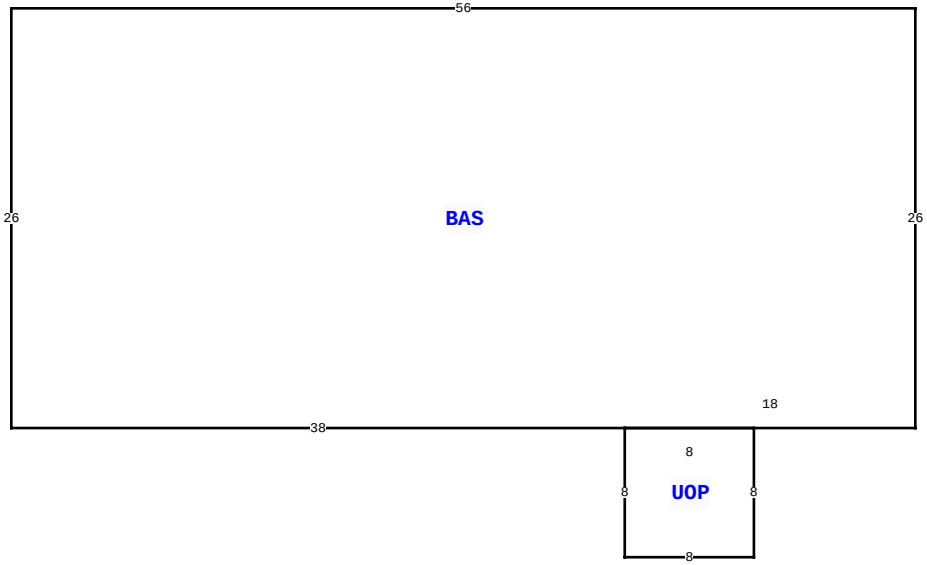
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	15516.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	40,500
UOP	64	25		16	445
TOTALS	1,520			1,472	40,945

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,472	115.9000	69.54	102,363	1988	1995	0	0	0	60.00	40.00

1 MOBILE HME 50% - 2004 Heated Area: 1456 HX Base Yr 2004



367 SW CHICKADEE WAY, LAKE CITY

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	40,945
TOTAL MARKET OB/XF VALUE	15,500
TOTAL LAND VALUE - MARKET	18,720
TOTAL MARKET VALUE	75,165
SOH/AGL Deduction	22,912
ASSESSED VALUE	52,253
TOTAL EXEMPTION VALUE	HA HAB SX 22,660
BASE TAXABLE VALUE	29,593
TOTAL JUST VALUE	75,165
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	75,165

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0997/0508	10/10/2003	WD	Q	I		46,500
GRANTOR: BEINING						
GRANTEE: CANTERBURY						
0820/0737	4/11/1996	WD	Q	I	02	0
GRANTOR: BEAN						
GRANTEE: BEINING						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S26 E38 UOP= S8 E8 N8 W8$ E18 N26$.

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	0021	BARN,FR AE	0	50	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0296	SHED METAL	0	50	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,000	
3	9945	Well/Sept	0	50	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0021	BARN,FR AE	0	50	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	300	
5	0120	CLFENCE 4	0	50	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	300	
6	0031	BARN,MT AE	0	50	24	25	1.00	UT	0.00	0.00	100	2019	2019	3	100	6,500	

LAND DESCRIPTION

TOTAL OB/XF 15,500

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	0200	C	MBL HM	50			0.00	0.00	1.04	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,720							

REVIEW DATE 02/10/2026 BY KS Total Acres: 1.04 Total Land Value: 18,720 Market: 0 Agricultural: 0 Common: 18,720 PRINTED 11/17/2026 BY SYS