LOT 7 GLENWOOD S/D.

ORB 657-371, 766-182,

HENRY MARGARET C ST JOHN/BUSSCHER VICKIE S
164 SE CHEROKEE WAY
LAKE CITY, FL 32025

2027

16-4S-17-08382-057

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
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		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

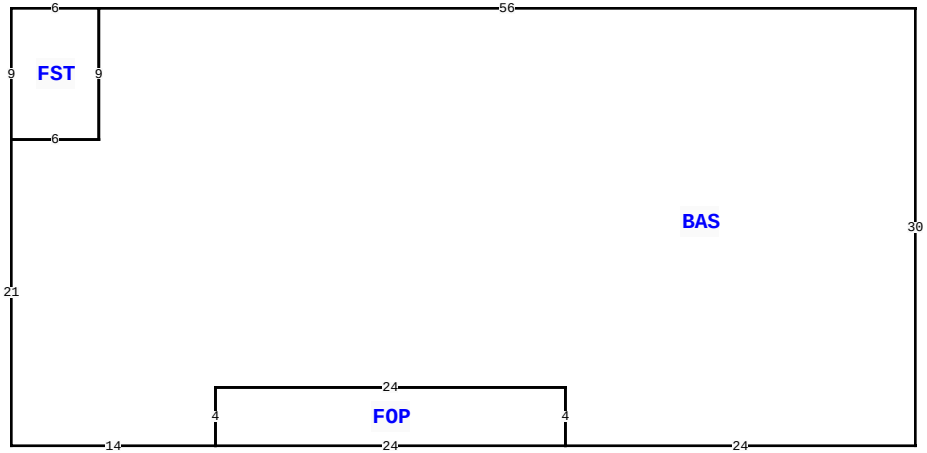
NEIGHBORHOOD/LOC 16417.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,710	100		1,710	141,505
FOP	96	30		29	2,400
FST	54	55		30	2,482
TOTALS	1,860			1,769	146,387

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,769	115.7380	127.31	225,211	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2005 Heated Area: 1710 HX Base Yr 2005



164 SE CHEROKEE 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	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
2	0296	SHED METAL	0	100	12	16	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	100	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	146,387
TOTAL MARKET OB/XF VALUE	1,700
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	170,587
SOH/AGL Deduction	63,253
ASSESSED VALUE	107,334
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	55,923
TOTAL JUST VALUE	170,587
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	173,255

LAND:1:1: 0.46 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050220	Roof Replacement	11,600	06/26/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1047/1329	12/01/2004	WD	Q	I	01	100
GRANTOR: MARGARET C ST.JOHN						
GRANTEE: MARGARET C ST.JOHN						
0657/0371	7/19/1988	WD	Q	I		52,500
GRANTOR: TIMMONS CLYDE O						
GRANTEE: ST JOHN MARGARET &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 FST= W6 S9 E6 N9$ S9 W6 S21 E14 FOP= E24 N4 W24 S4$ N4 E24 S4 E24 N30$.

LAND DESCRIPTION

TOTAL OB/XF 1,700

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	22,500.00	22,500.00	22,500							

REVIEW DATE 09/03/2024 BY JS Total Acres: 0.46 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS