LOT 12 GLENWOOD S/D UNIT 2

ORB 738-931, 804-578, (DC 1208

TAYLOR PEGGY/CRAMER HARRIET
140 SE CHEROKEE WAY
LAKE CITY, FL 32025

2027

16-4S-17-08382-080

BUILDING CHARACTERISTICS

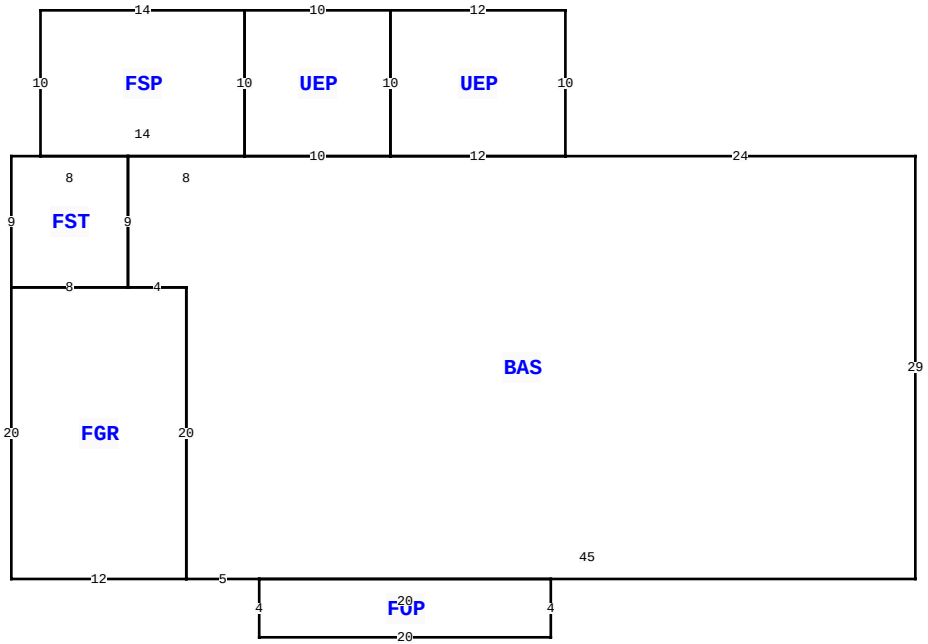
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	1,486	100		1,486	111,098
FGR	240	55		132	9,869
FOP	80	30		24	1,794
FSP	140	40		56	4,187
FST	72	55		40	2,991
UEP	100	60		60	4,486
UEP	120	60		72	5,383
TOTALS	2,238			1,870	139,807

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,870	104.5660	115.02	215,087	1986	1986	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2015 Heated Area: 1486 HX Base Yr 2015



140 SE CHEROKEE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	139,807
TOTAL MARKET OB/XF VALUE	2,710
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	165,017
SOH/AGL Deduction	67,134
ASSESSED VALUE	97,883
TOTAL EXEMPTION VALUE	HX HB WX SX 97,883
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	165,017
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	167,557

SALE:3:1: LOTS 11 & 12 GLENWOOD UNIT II

SALE:2:1: LOT 12 GLENWOOD UNIT II

LAND:1:1: 0.52 AC

SALE:1:1: LOT 12 GLENWOOD UNIT II

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052420	Roof Replacement	11,453	02/24/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1315/0648	4/13/2016	WD	U	I	11	100
GRANTOR: PEGGY TAYLOR						
GRANTEE: PEGGY TAYLOR & HARR						
1220/1534	8/19/2011	WD	U	I	30	100
GRANTOR: LILLIAN HESS ESTATE (						
GRANTEE: PEGGY TAYLOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 UEP= N10 W12 S10 E12$ W12 UEP= N10 W10 S10 E10$ W10FSP= N10 W14 S10 E14$ W8 FST= W8 S9 E8 N9$ S9 FGR= W8 S20 E12 N20 W4$ E4 S20 E5 FOP= S4 E20 N4 W20$ E45 N29$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	260	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 2,710

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 03/10/2025 BY jerry Total Acres: 0.48 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS