

COMM AT NW COR OF NE1/4 OF  
SE1/4, RUN S 235 FT FOR POB,  
RUN E 363 FT, S 130 FT, W 363

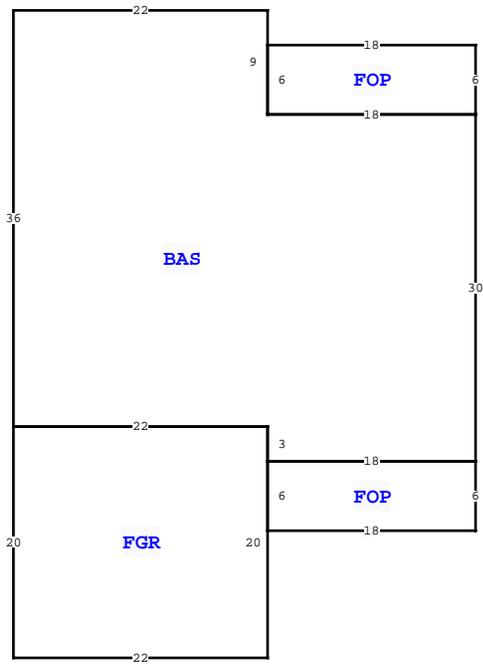
CHRISTIE KIMBERLY  
8877 N US HIGHWAY 441  
LAKE CITY, FL 32055

**2026**

17-2S-17-04720-000  


ELEMENT		CD	BUILDING CHARACTERISTICS		
CONSTRUCTION					
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	80		
Interior Floor	15	HARDTILE	20		
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		
Architectual	05	CONV	100		
Units		0	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	03		
NEIGHBORHOOD/LOC	17217.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,332	100		1,332	152,369
FGR	440	55		242	27,683
FOP	108	30		32	3,661
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TOTALS	1,988			1,638	187,373

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100%	- 2010								
Heated Area: 1332						HX Base Yr 2010					



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				187,373		
TOTAL MARKET OB/XF VALUE				0		
TOTAL LAND VALUE - MARKET				12,000		
TOTAL MARKET VALUE				199,373		
SOH/AGL Deduction				68,003		
ASSESSED VALUE				131,370		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				79,959		
TOTAL JUST VALUE				199,373		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				199,104		
SALE:1:1: LENGTH TRANS;COULD BE WD REPLC AN UNR AF						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000052902	Roof Replacement	11,550	04/16/2025			
27811	SFR	594	05/14/2009			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1153/1148	6/26/2008	WD Q	Q	I	01	100
GRANTOR: ROBERT & MARTHA CHRIS						
GRANTEE: KIMBERLY CHRISTIE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W22 S36 FGR= S20 E22 N20 W22\$ E22 S3 FOP= S6 E18 N6 W18\$ E18 N30 FOP= N6 W18 S6 E18\$ W18 N9\$.						

EXTRA FEATURES																
L N	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

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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			0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							