BEG SE COR OF NE1/4 OF SE1/4, RU
665.61 FT, E 967.95 FT, S 664.76

METZLER KENNETH/METZLER INGRID
5051 NW 13 AVE, SUITE B
DEERFIELD, FL 33068

2027

17-2S-17-04722-019

BUILDING CHARACTERISTICS

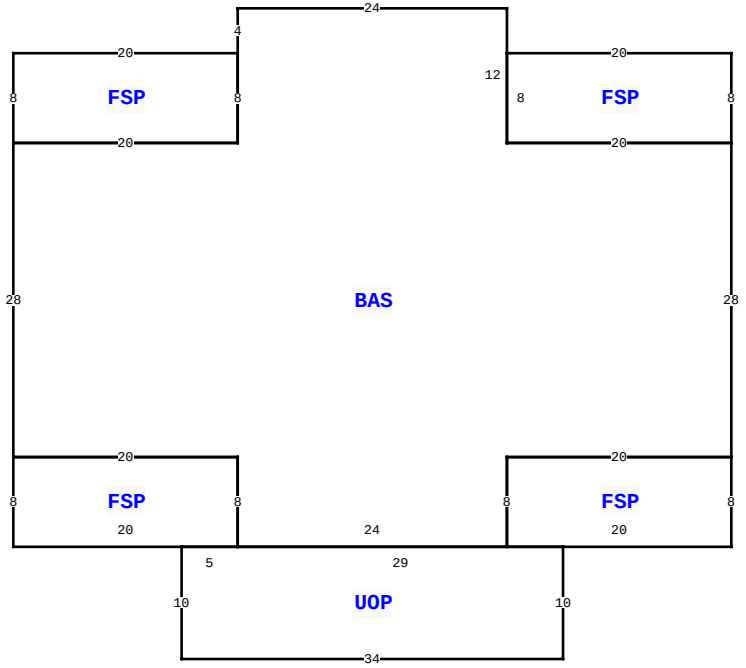
ELEMENT	CD	CONSTRUCTION
Exterior Wall	51	LOG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
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	2,272	100		2,272	243,478
FSP	160	40		64	6,859
FSP	160	40		64	6,859
FSP	160	40		64	6,859
FSP	160	40		64	6,859
UOP	340	20		68	7,287
TOTALS	3,252			2,596	278,200

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,596	113.2800	124.61	323,488	2011	2011	0	0	0	14.00	86.00

1 SINGLE FAM 100% - 2025 Heated Area: 2272 HX Base Yr 2027



BLD DATE	
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	05/12/2026 MLU
AG DATE	07/27/2022 SPF

8683 N US HIGHWAY 441 , LAKE CITY

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		278,200
TOTAL MARKET OB/XF VALUE		18,800
TOTAL LAND VALUE - MARKET		88,680
TOTAL MARKET VALUE		334,476
SOH/AGL Deduction		0
ASSESSED VALUE		334,476
TOTAL EXEMPTION VALUE	HX HB WX SX	106,411
BASE TAXABLE VALUE		228,065
TOTAL JUST VALUE		385,680
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		419,056

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28942	SFR	959	10/18/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0524/0782	10/01/1983	WD	Q	V	01	17,000

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S4 FSP= W20 S8 E20 N8$ S8 W20 S28 FSP= S8 E20 N8 W20$ E20 S8 UOP= W5 S10 E34 N10 W29$ E24 FSP= E20 N8 W20 S8$ N8 E20 N28 FSP= N8 W20 S8 E20$ W20 N12 $.

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	0031	BARN,MT AE	0	100	35	48	1,680.00	UT	10.00	10.00	100	2010	2010	3	100	16,800	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2011	2011	3	100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 18,800

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		A-1	0.00	0.00	5.78	AC		1.00	1.00	1.00	6,000.00	6,000.00	34,680							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	6.00	AC		1.00	1.00	1.00	281.00	281.00	1,686							
3	5200	A	CROPLAND 2	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	370.00	370.00	1,110							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	54,000							

REVIEW DATE 08/03/2015 BY DF Total Acres: 14.78 Total Land Value: 37,476 Market: 54,000 Agricultural: 2,796 Common: 34,680 PRINTED 11/17/2026 BY SYS