COMM NE COR OF SE1/4 OF SW1/4, S
E 8.21 FT, S 492.50 FT, W 28.41
N 79.09 FT, W 575.26 FT, N 8.41

WEBBER TARA/WEBBER NATASHA
188 NE CHAPPLE GLN
LAKE CITY, FL 32055

**2026**

**17-3S-17-04960-000**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 9901 | AC/XFOB | |
| MAP NUM | | MKT AREA | 07 |
| NEIGHBORHOOD/LOC | 17317.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

189 NE CHAPPLE GLN, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/09/2025 MLU |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 7,400 |
| TOTAL LAND VALUE - MARKET | 88,000 |
| TOTAL MARKET VALUE | 95,400 |
| SOH/AGL Deduction | 23,526 |
| ASSESSED VALUE | 71,874 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 71,874 |
| TOTAL JUST VALUE | 95,400 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 95,400 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000046654 | RV - Recreational | | 03/06/2023 |
| 27603 | RECONNECT | 0 | 01/29/2009 |
| 12104 | M H | 125 | 02/03/1997 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1488/907 | 4/10/2023 | WD | U | I | 11 | 100 |
| GRANTOR: WEBBER ANNETTE | | | | | | |
| GRANTEE: WEBBER TARA | | | | | | |
| 1488/905 | 4/10/2023 | WD | U | I | 11 | 100 |
| GRANTOR: WEBBER ANNETTE | | | | | | |
| GRANTEE: WEBBER ANNETTE | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

## 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 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2010 | 2010 | 3 | 100 | 400 | |
| 2 | 9946 | Well | 0 | 0 | 0 | 0 | 1.00 | UT | 4,000.00 | 4,000.00 | 100 | | | 3 | 100 | 4,000 | |
| 3 | 9947 | Septic | 0 | 0 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |

## LAND DESCRIPTION

TOTAL OB/XF 7,400

| 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 | 9901 | C | AC/XFOB | 0 | | 00 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 4,000.00 | 4,000.00 | 4,000 | | | | | | | |
| 2 | 9900 | C | AC NON-AG | 0 | | | | | 12.00 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 84,000 | | | | | | | |

REVIEW DATE 12/02/2024 BY SYS Total Acres: 13.00 Total Land Value: 88,000 Market: 0 Agricultural: 0 Common: 88,000 PRINTED 06/08/2026 BY SYS