LOT 10 FALLING CREEK S/D & CORP.
WD 1250-2153

HENDON MICHAEL/HENDON LAKESIA
3847 NW FALLING CREEK RD
LAKE CITY, FL 32055

2027

19-2S-17-04736-110

BUILDING CHARACTERISTICS

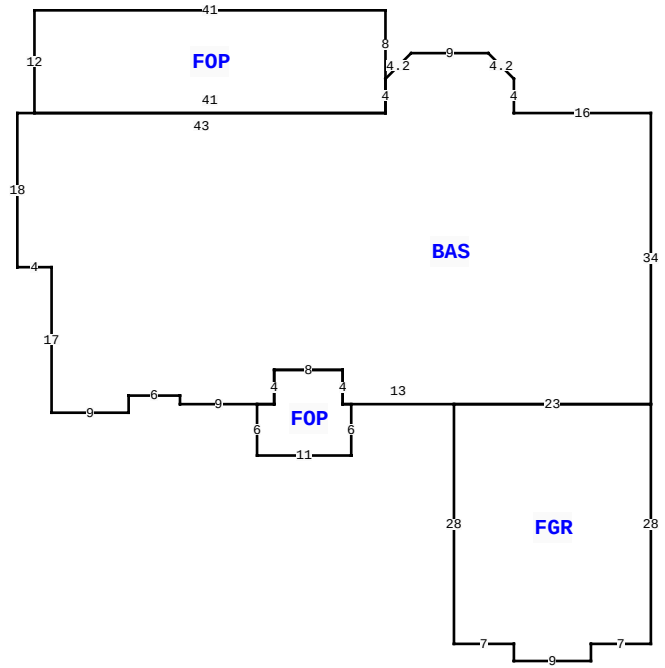
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	19217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,519	100		2,519	273,140
FGR	662	55		364	39,470
FOP	98	30		29	3,145
FOP	492	30		148	16,048
TOTALS	3,771			3,060	331,802

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,060	109.5255	120.48	368,669	2015	2015	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2016 Heated Area: 2519 HX Base Yr 2016



3847 NW FALLING CREEK RD, LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	331,802
TOTAL MARKET OB/XF VALUE	2,860
TOTAL LAND VALUE - MARKET	38,326
TOTAL MARKET VALUE	372,988
SOH/AGL Deduction	109,645
ASSESSED VALUE	263,343
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	211,932
TOTAL JUST VALUE	372,988
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	379,019

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32147	SFR	1,058	07/21/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1250/2153	3/06/2013	WD	U	V	40	22,000

GRANTOR: LAKE CITY DEVELOPMENT

GRANTEE: MICHAEL & LAKESIA H

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 N4 L3 U3 W9 D3 L3 FOP= N8 W41 S12 E41 N4$ S4 W43 S18 E4 S17 E9 N2 E6 S1 E9 FOP= S6 E11 N6 W1 N4 W8 S4 W2$ E2 N4 E8 S4 E13 FGR= S28 E7 S2 E9 N2 E7 N28 W23$ E23 N34$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	830.00	UT	2.00	2.00	100	2015	2015	3	100	1,660	

LAND DESCRIPTION

TOTAL OB/XF 2,860

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	5.01	AC		1.00	1.00	0.85	9,000.00	7,650.00	38,326							

REVIEW DATE 08/03/2015 BY DF Total Acres: 5.01 Total Land Value: 38,326 Market: 0 Agricultural: 0 Common: 38,326 PRINTED 11/17/2026 BY SYS