LOT 3 BLOCK 5 SHADY OAKS ACRES U
456-375, 718-734, 825-1754, CT 1

HATCH EDITH M
197 SW DUNN WAY
LAKE CITY, FL 32024

2027

20-4S-16-03079-062

BUILDING CHARACTERISTICS

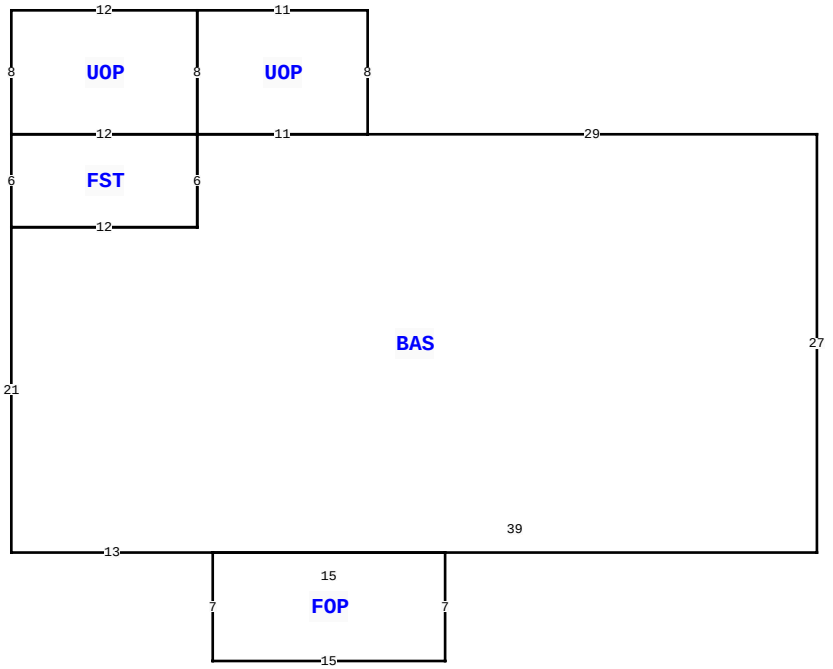
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 01
NEIGHBORHOOD/LOC	20416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,332	100		1,332	126,933
FOP	105	30		32	3,050
FST	72	55		40	3,812
UOP	88	20		18	1,715
UOP	96	20		19	1,811
TOTALS	1,693			1,441	137,320

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,441	125.1000	137.61	198,296	1977	1995	0	0	0	30.75	69.25

1 SINGLE FAM 0% - 2027 Heated Area: 1332 HX Base Yr



197 SW DUNN WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

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	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	137,320
TOTAL MARKET OB/XF VALUE	1,300
TOTAL LAND VALUE - MARKET	26,000
TOTAL MARKET VALUE	164,620
SOH/AGL Deduction	0
ASSESSED VALUE	164,620
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	164,620
TOTAL JUST VALUE	164,620
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	167,115

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047838	Solar Power Syste	27,720	08/07/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1577/114	9/08/2026	LE	U	I	14	100
GRANTOR: HATCH EDITH M (ENH LI						
GRANTEE: DAVIS JORDAN CHRIST						
1493/2408	6/27/2023	WD	Q	I	01	170,000
GRANTOR: DOUBERLY CALVIN						
GRANTEE: HATCH EDITH M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W29 W11 S6 W12 S21 E13 E39 N27 $
FOP=[ORIG=-39,27] S7 E15 N7 W15 $
UOP=[ORIG=-40,0] N8 W12 S8 E12 $
UOP=[ORIG=-29,0] N8 W11 S8 E11 $
FST=[ORIG=-40,0] W12 S6 E12 N6 $
.

LAND DESCRIPTION

TOTAL OB/XF 1,300

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	0		RSF-1	105.00	140.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 04/22/2025 BY KS Total Acres: 0.34 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 11/17/2026 BY SYS