LOT 8 BLK A SUWANNEE HILLS S/D

ORB 829-787, 829-788, WD 1314-11

SCIPPIO MICHAEL/SCIPPIO MIRIAM
662 NW SUWANNEE VALLEY RD
LAKE CITY, FL 32055

2027

21-2S-16-01689-108

BUILDING CHARACTERISTICS

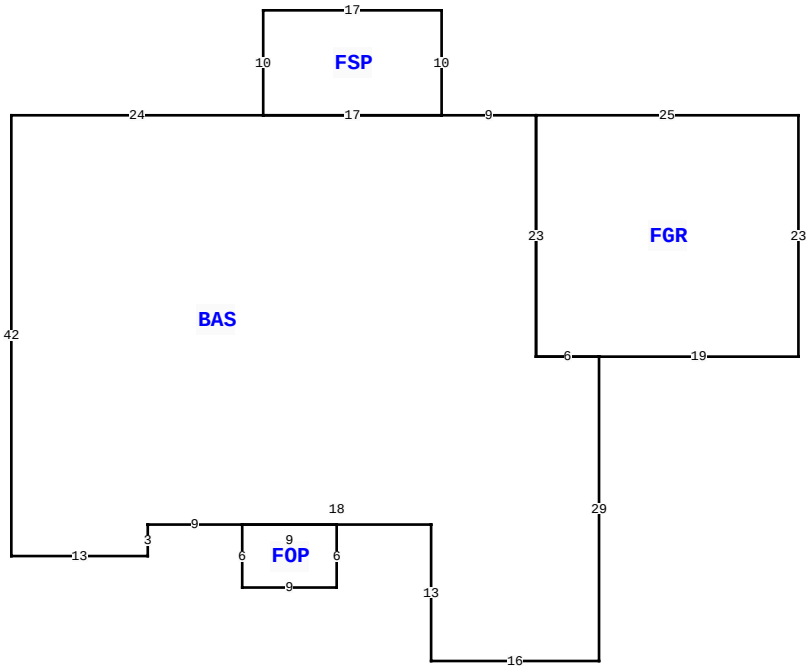
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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 03
NEIGHBORHOOD/LOC	21216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,293	100		2,293	206,849
FGR	575	55		316	28,506
FOP	54	30		16	1,444
FSP	170	40		68	6,134
TOTALS	3,092			2,693	242,932

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,693	113.9000	125.29	337,406	1997	1997	0	0	0	28.00	72.00

1 SINGLE FAM 100% - 2017 Heated Area: 2293 HX Base Yr 2017



662 NW SUWANNEE VALLEY RD, LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1997	1997	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	780.00	UT	1.50	1.50	100	1997	1997	3	100	1,170	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		242,932
TOTAL MARKET OB/XF VALUE		2,770
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		290,702
SOH/AGL Deduction		98,507
ASSESSED VALUE		192,195
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		140,784
TOTAL JUST VALUE		290,702
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		295,123

SALE:2:1: SATISFACTION OF AGREEMENT FOR DEED

SALE:1:1: LOT 8 BLK A SUWANNEE HILLS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054563	Roof Replacement	27,404	11/24/2025
11782	SFR	350	10/22/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/1159	4/29/2016	WD	Q	I	01	165,000
GRANTOR: HERMON STEWART						
GRANTEE: MICHAEL & MIRIAM SC						
0829/0788	10/10/1996	WD	Q	V		15,000
GRANTOR: RODRIGUEZ						
GRANTEE: HERMON STEWART						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S42 E13 N3 E9 FOP= S6 E9 N6 W9$ E18 S13 E16 N29 FGR= E19 N23 W25 S23 E6$ W6 N23 W9 FSP= N10 W17 S10 E17$ W17$.

LAND DESCRIPTION

TOTAL OB/XF 2,770

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	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 12/06/2022 BY KS Total Acres: 5.01 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS