LOT 10 PINE OAK HAMMOCK S/D.
731-384, 848-1807, 849-857,858,

WILLIAMS JAMES ALLEN/RICE MELISSA R
810 SW HAMMOCK HILL CIR
LAKE CITY, FL 32024

2027

22-6S-17-09736-110

BUILDING CHARACTERISTICS

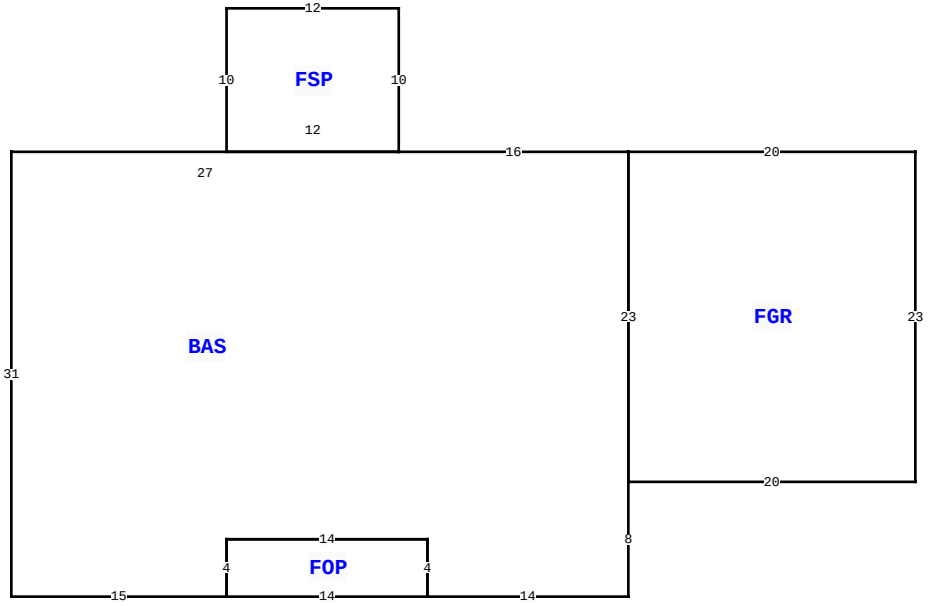
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22617.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,277	100		1,277	141,157
FGR	460	55		253	27,966
FOP	56	30		17	1,879
FSP	120	40		48	5,306
TOTALS	1,913			1,595	176,308

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,595	145.6356	160.20	255,519	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 2023 Heated Area: 1277 HX Base Yr 2023



810 SW HAMMOCK HILL CIR, LAKE CITY

BLD DATE	08/12/1998 MO	LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,034.00	UT	1.50	1.50	100	0	0	3	100	1,551	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		176,308
TOTAL MARKET OB/XF VALUE		10,551
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		226,859
SOH/AGL Deduction		4,751
ASSESSED VALUE		222,108
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		170,697
TOTAL JUST VALUE		226,859
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		230,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37116	MAINT/ALTR	75	08/21/2018
31849	MAINT/ALTR	45	03/28/2014
17757	M H	125	12/15/2000
16701	STORAGE	30	03/06/2000
14234	M H	125	07/02/1998
7730	SFR	37,000	10/27/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1457/1795	1/25/2022	WD	Q	I	01	205,000
GRANTOR: CUNNINGHAM JERRY E						
GRANTEE: WILLIAMS JAMES ALLE						
1228/1522	1/24/2012	TD	U	I	18	110,400
GRANTOR: CLERK OF COURT (ROY)						
GRANTEE: JERRY E & BELINDA C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FSP= N10 W12 S10 E12$ W27 S31 E15 FOP= E14 N4 W14 S4$ N4 E14 S4 E14 N8 FGR= E20 N23 W20 S23$ N23$.

LAND DESCRIPTION

TOTAL OB/XF 10,551

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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 02/23/2022 BY CP Total Acres: 4.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2026 BY SYS