LOT 39 CROSSWINDS S/D PHASE 1.
WD 1101-749, WD 1146-746, QC
1152-452, CT 1323-1169, WD

HUBERT CHAD M
686 SW CHESTERFIELD CIR
LAKE CITY, FL 32024

2027

24-4S-16-03117-139

BUILDING CHARACTERISTICS

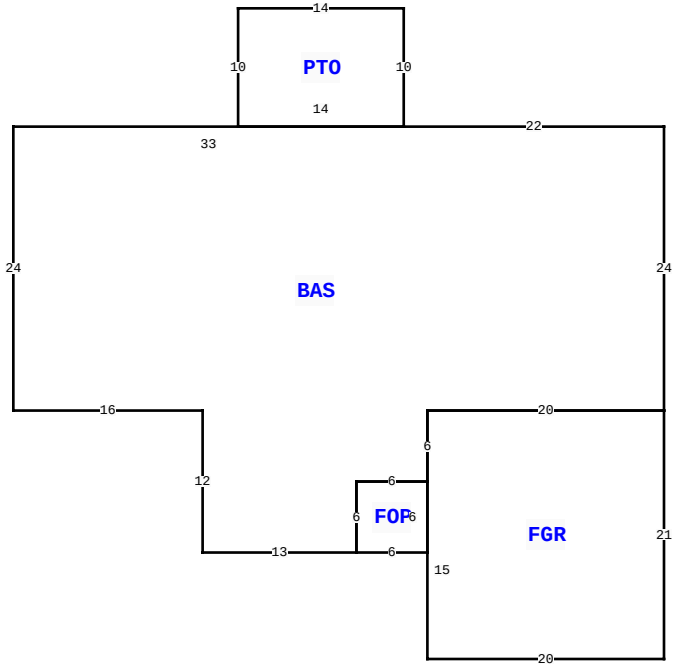
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	24416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	169,596
FGR	420	55		231	25,910
FOP	36	30		11	1,234
PTO	140	5		7	785
TOTALS	2,108			1,761	197,525

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,761	122.8500	135.14	237,982	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2018 Heated Area: 1512 HX Base Yr 2018



686 SW CHESTERFIELD CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	100	0	0	1,008.00	UT	3.00	3.00	100	2008	2008	3	100	3,024	
2	0030	BARN,MT	0	100	20	30	720.00	UT	15.00	15.00	100	2025	2024		100	10,800	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	2,800.00	2,800.00	100	2025	2024		100	2,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		197,525
TOTAL MARKET OB/XF VALUE		16,624
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		249,149
SOH/AGL Deduction		69,008
ASSESSED VALUE		180,141
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		128,730
TOTAL JUST VALUE		249,149
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		252,730

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052308	Roof Replacement	16,500	02/12/2025
000050140	Storage Building	14,600	06/18/2024
26123	SFR	489	08/14/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1366/1076	8/06/2018	WD	U	I	11	0
GRANTOR: MARIAH BEVERLY TAYLOR						
GRANTEE: CHAD M HUBERT						
1337/2700	5/18/2017	WD	U	I	12	149,500
GRANTOR: FIRST FEDERAL BANK OF						
GRANTEE: CHAD M & MARIAH B H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 PTO= N10 W14 S10 E14$ W33 S24 E16 S12 E13 FOP= E6 N6 W6 S6$ N6 E6 FGR= S15 E20 N21 W20 S6$ N6 E20 N24$.

LAND DESCRIPTION

TOTAL OB/XF 16,624

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 03/04/2025 BY jerry Total Acres: 0.52 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS