AKA LOT 13 ICHETUCKNEE RIDGE
S/D UNR: COMM NE COR OF SE1/4
OF NE1/4, RUN W 645.67 FT, S

BLACK SUZANNELYNN HIMES/BLACK EDWARD A
390 SW WEATHERBY PLACE
LAKE CITY, FL 32024-2027

2027

26-5S-15-00483-114

BUILDING CHARACTERISTICS

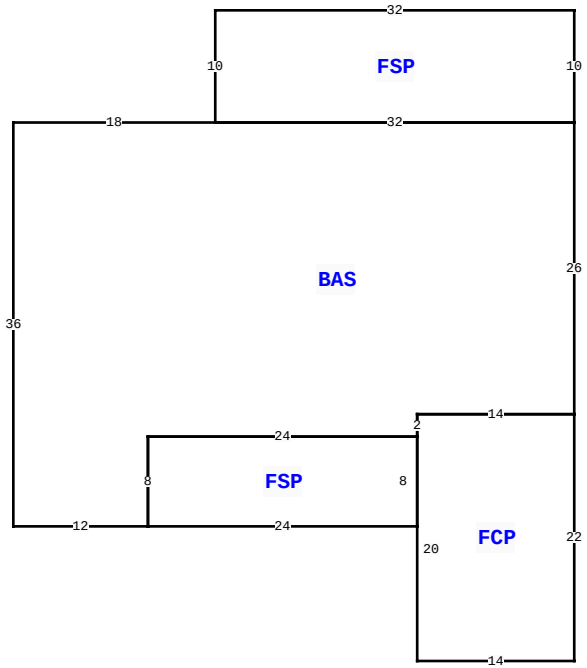
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC		26515.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,468	100		1,468	139,482
FCP	308	25		77	7,317
FSP	192	40		77	7,317
FSP	320	40		128	12,162
TOTALS	2,288			1,750	166,277

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,750	113.6520	125.02	218,785	2001	2001	0	0	0	24.00	76.00

1 SINGLE FAM 100% - 2007 Heated Area: 1468 HX Base Yr 2007



390 SW WEATHERBY PL, LAKE CITY

BLD DATE		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	2001	2001	3	100	2,000	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	300	
4	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	3,000	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	2,200	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
7	0294	SHED WOOD/	0	100	20	24	480.00	UT	10.00	10.00	100	2013	2013	3	100	4,800	
8	0327	STABLES-SM	0	100	0	0	1.00	UT	200.00	200.00	100	2026	2025		100	200	
9	0040	BARN,POLE	0	100	0	0	1.00	UT	6,500.00	6,500.00	100	2026	2025		100	6,500	
10	0060	CARPORT F	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		166,277
TOTAL MARKET OB/XF VALUE		26,800
TOTAL LAND VALUE - MARKET		180,180
TOTAL MARKET VALUE		373,257
SOH/AGL Deduction		148,377
ASSESSED VALUE		224,880
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		173,469
TOTAL JUST VALUE		373,257
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		376,276

SALE:2:1: SALE NOT IN LINE

SALE:1:1: 10.01 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17908	SFR	264	02/06/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1142/1410	2/07/2008	WD	Q	I	03	100
GRANTOR: SUZANNE HIMES BLACK						
GRANTEE: SUZANNELYNN HIMES B						
1142/1408	2/07/2008	WD	Q	I	01	100
GRANTOR: SUZANNE HIMES						
GRANTEE: SUZANNELYNN HIMES B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W18 S36 E12 N8 E24 N2 E14 N26 W32 $
FSP=[ORIG=32,0] N10 W32 S10 E32 $
FCP=[ORIG=18,28] S20 E14 N22 W14 S2 $
FSP=[ORIG=-6,36] E24 N8 W24 S8 $
.

LAND DESCRIPTION

TOTAL OB/XF 26,800

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	10.01	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,090							
2	0000	C	VAC RES	100			0.00	0.00	10.01	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,090							

REVIEW DATE 03/16/2026 BY JB Total Acres: 20.02 Total Land Value: 180,180 Market: 0 Agricultural: 0 Common: 180,180 PRINTED 11/17/2026 BY SYS