LOT 1 BLK 2 CLUB VIEW PARK S/D.
339-650, 761-1545, 914-2283, WD

PIERCE CHRIS L/PIERCE STEPHANIE
810 NW CLUBVIEW CIR
LAKE CITY, FL 32055

2027

27-3S-16-02346-015

BUILDING CHARACTERISTICS

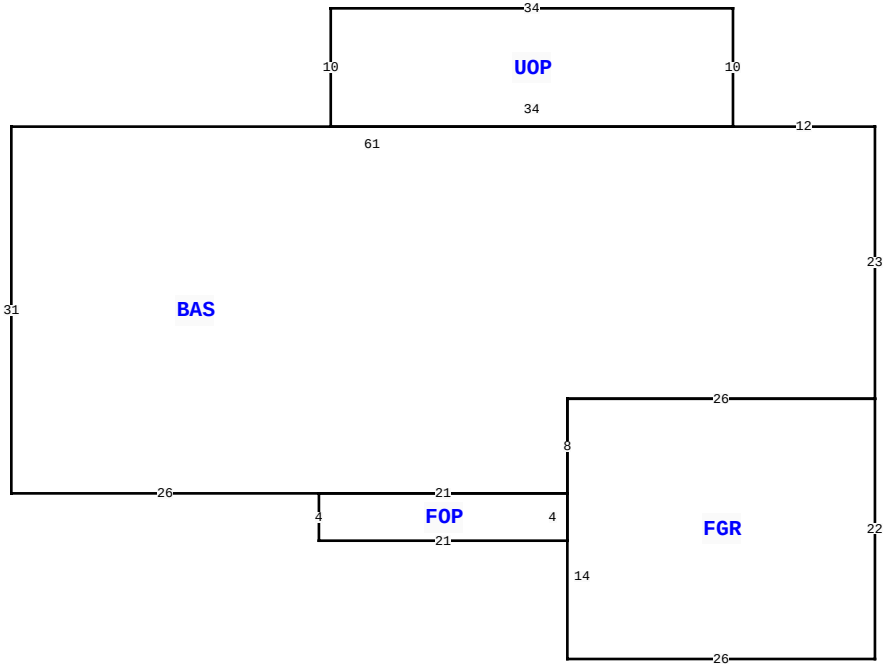
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	27316.080	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,055	100		2,055	216,026
FGR	572	55		315	33,113
FOP	84	30		25	2,628
UOP	340	20		68	7,148
TOTALS	3,051			2,463	258,915

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,463	128.4976	141.35	348,145	1972	2000	0	0	0	25.63	74.37

1 SINGLE FAM 100% - 2021 Heated Area: 2055 HX Base Yr 2021



810 NW CLUBVIEW CIR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 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	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0166	CONC,PAVMT	0	100	12	48	576.00	UT	2.00	2.00	100	1993	1993	3	100	1,152	
4	0169	FENCE/WOOD	0	100	12	48	320.00	UT	7.50	7.50	100	1993	1993	3	100	2,400	
5	0119	MASONRY WA	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		258,915
TOTAL MARKET OB/XF VALUE		6,052
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		294,967
SOH/AGL Deduction		54,937
ASSESSED VALUE		240,030
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		188,619
TOTAL JUST VALUE		294,967
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		299,675

SALE:1:1: LOT 1, BLK 2, CLUB VIEW PARK

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1427/676	12/28/2020	WD	Q	I	01	249,500
GRANTOR: SHAW LARRY K & JENNIF						
GRANTEE: PIERCE CHRIS L						
0914/2283	11/20/2000	WD	Q	I		128,900
GRANTOR: PULKRABEK						
GRANTEE: LARRY K & JENNIFER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 UOP= N10 W34 S10 E34$ W61S31 E26 FOP= S4 E21 N4 W21$ E21 FGR= S14 E26 N22 W26 S8$ N8 E26 N23$.

LAND DESCRIPTION

TOTAL OB/XF 6,052

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 03/28/2023 BY KS Total Acres: 0.48 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 11/17/2026 BY SYS