LOT 31 SHADOW WOOD S/D UNIT 2.

756-1532, 768-2294, DC 1244-860,

TANNER MARY CATHERINE/TANNER CHRISTOPHER MATTHEW
425 SE STARDUST PL
LAKE CITY, FL 32024

2027

27-6S-17-09784-131

BUILDING CHARACTERISTICS

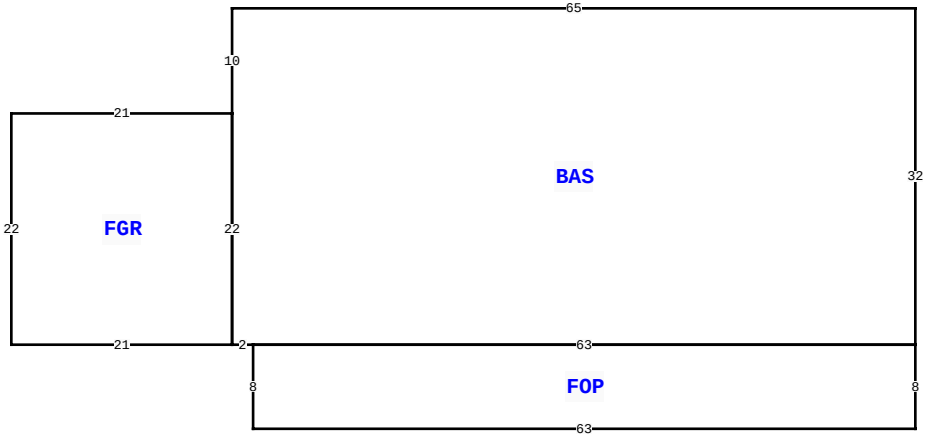
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 02
NEIGHBORHOOD/LOC		27617.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,080	100		2,080	156,332
FGR	462	55		254	19,091
FOP	504	30		151	11,349
TOTALS	3,046			2,485	186,772

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,485	105.1200	115.63	287,341	1996	1996	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 2080 HX Base Yr



425 SE STARDUST PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0	0	0	453.00	UT	1.50	1.50	100	1996	1996	3	100	680	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	200.00	200.00	50	2004	2004	3	50	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	400	
5	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	2,000	
6	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	186,772
TOTAL MARKET OB/XF VALUE	11,180
TOTAL LAND VALUE - MARKET	45,682
TOTAL MARKET VALUE	243,634
SOH/AGL Deduction	0
ASSESSED VALUE	243,634
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	243,634
TOTAL JUST VALUE	243,634
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	247,025

SALE:1:1: LOT 31 SHADOW WOOD UNIT 2

LAND:1:1: 5.02 AC. (1/2 LOT LOW & WET)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043465	Electrical Servic	0	12/29/2021
32508	MAINT/ALTR	55	12/03/2014
11307	SFR	335	06/21/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1287/1837	12/22/2014	WD	U	I	12	159,900
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: MARY CATHERINE TANN						
1287/1836	8/19/2014	WD	U	I	12	0
GRANTOR: CITIMORTGAGE INC						
GRANTEE: FEDERAL HOME LOAN M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W65 S10 FGR= W21 S22 E21 N22$ S22 E2 FOP= S8 E63 N8 W63$ E63 N32$.

LAND DESCRIPTION

TOTAL OB/XF 11,180

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	0		00	0.00	0.00	5.02	AC		1.00	1.00	0.70	13,000.00	9,100.00	45,682							

REVIEW DATE 01/05/2022 BY JB Total Acres: 5.02 Total Land Value: 45,682 Market: 0 Agricultural: 0 Common: 45,682 PRINTED 11/17/2026 BY SYS