N DIV: THE W1/2 OF: BEG SW COR
TRACT, RUN N 150 FT, W 117 FT, S
FT TO POB. (AKA PART OF LOT 2, T

STEWARD ANITA L/STEWARD KIMBERLY
189 SW PHEASANT WAY
LAKE CITY, FL 32024

2027

28-3S-17-11896-000

BUILDING CHARACTERISTICS

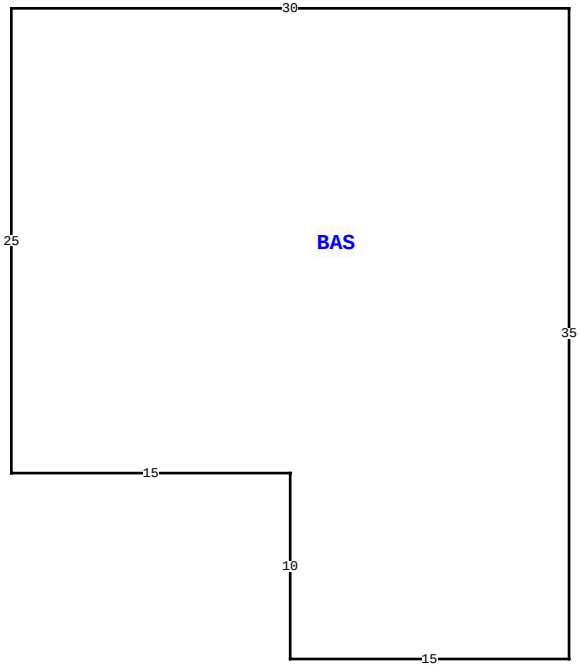
ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100		900	19,364
TOTALS	900			900	19,364

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	900	35.5680	39.12	35,208	1920	1920	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 900 HX Base Yr



907 NE TOM PAGE PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	19,364
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	3,500
TOTAL MARKET VALUE	22,864
SOH/AGL Deduction	0
ASSESSED VALUE	22,864
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	22,864
TOTAL JUST VALUE	22,864
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	23,221

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1801	SFR	8	07/07/2010
1516	ADDN SFR	50	01/04/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1272/2260	4/15/2014	TD	U	I	18	5,000

GRANTOR: CLERK OF COURT (EARLY

GRANTEE: ANITA L & KIMBERLY

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S25 E15 S10 E15 N35$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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			0.00	0.00	7,000.00	SF		1.00	1.00	1.00	0.50	0.50	3,500							

REVIEW DATE 09/15/2015 BY DF Total Acres: 0.16 Total Land Value: 3,500 Market: 0 Agricultural: 0 Common: 3,500 PRINTED 11/17/2026 BY SYS