

N 170 FT OF LOT 4 & ALL LOT 5 HI
359-317, 642-731, 748-238, 792-1

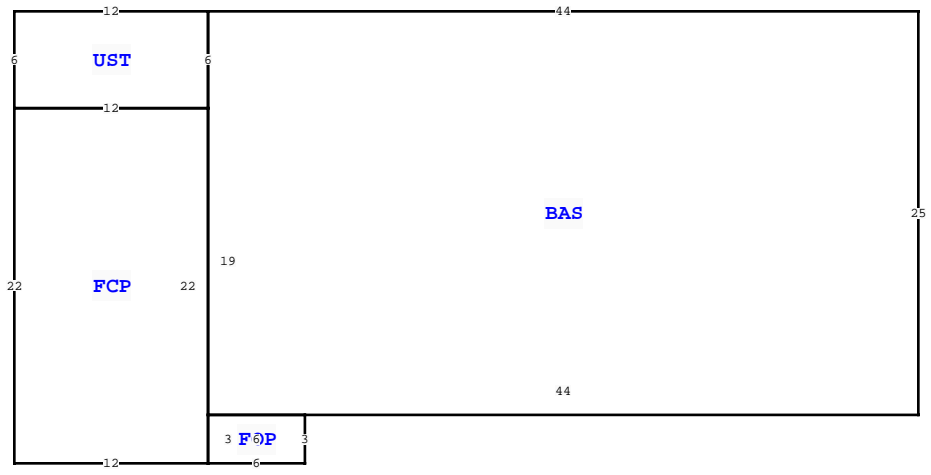
HUTCHERSON WILLIE L
307 SW MICHAEL DR
LAKE CITY, FL 32024

2026

30-4S-17-08905-002
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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	13	LAM/VNLPLK	20
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
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2023		Heated Area: 1100					HX Base Yr	2023		



MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	30417.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,100	100		1,100	98,834
FCP	264	25		66	5,930
FOP	18	30		5	449
UST	72	45		32	2,875
TOTALS	1,454			1,203	108,089

307 SW MICHAEL DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

EXTRA FEATURES																
L N	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	0294	SHED WOOD/	0	100	0	0			0.00	100	1993	1993	3	100	200	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		108,089	
TOTAL MARKET OB/XF VALUE		200	
TOTAL LAND VALUE - MARKET		27,750	
TOTAL MARKET VALUE		136,039	
SOH/AGL Deduction		4,773	
ASSESSED VALUE		131,266	
TOTAL EXEMPTION VALUE	HX HB VX 13	131,266	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		136,039	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		136,039	
LAND:1:1: 1.50 AC.			
SALE:4:1: N 170 FT LOT 4 & LOT 5, HILLSIDE			
SALE:3:1: N 170 FT LOT 4 & LOT 5, HILLSIDE			
SALE:2:1: SALE FROM MTG CO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
32026	MAINT/ALTR	35	06/09/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1410/0557	3/31/2020	WD Q	Q	I	01	115,500
GRANTOR: MARRIANNE S SCOTTEN F						
GRANTEE: WILLIE L HUTCHERSON						
1179/1857	8/10/2009	WD U	U	I	11	100
GRANTOR: MALLORY P HILLHOUSE						
GRANTEE: MARRIANNE S HILLHOU						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W44 UST= W12 S6 E12 N6\$ S6 FCP= W12 S22 E12 N22 \$ S19 FOP= S3 E6 N3 W6\$ E44 N25\$.

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	2.00	LT		1.00	1.00	0.75	18,500.00	13,875.00	27,750							