LOTS 11, 12, 13 & S 1/2 LOT 14 B
CLUB ESTATES S/D.

CHANDLER JERRY W/CHANDLER DONNA
175 SE BEECH ST
LAKE CITY, FL 32025

2027

34-3S-17-07083-000

BUILDING CHARACTERISTICS

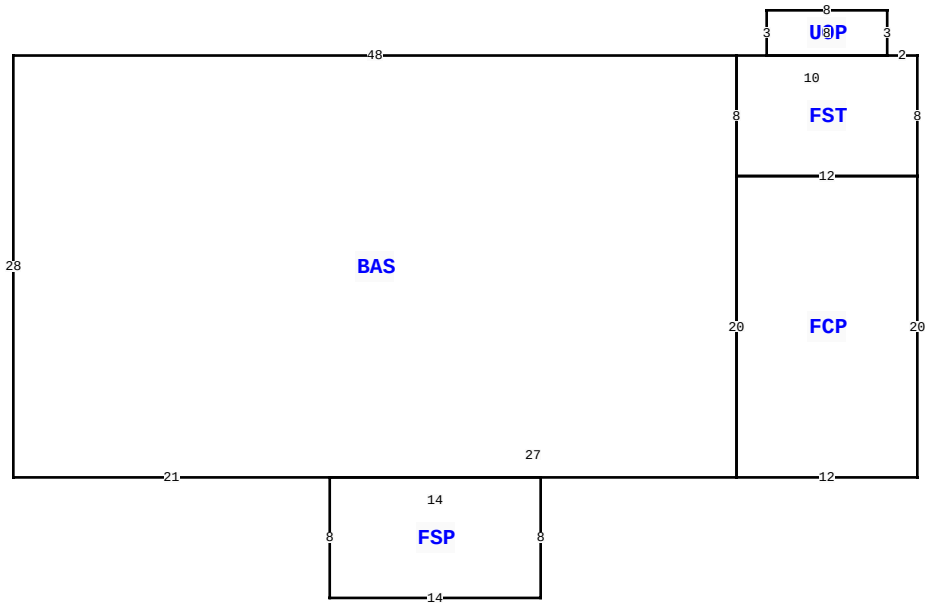
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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 06
NEIGHBORHOOD/LOC		34317.070 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	73,435
FCP	240	25		60	3,278
FSP	112	40		45	2,459
FST	96	55		53	2,896
UOP	24	20		5	273
TOTALS	1,816			1,507	82,341

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,507	110.3850	121.42	182,980	1965	1965	20	0	0	35.00	45.00

1 SINGLE FAM 100% - 2026 Heated Area: 1344 HX Base Yr 2026



175 SE BEECH ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	8	8	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
4	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		82,341
TOTAL MARKET OB/XF VALUE		1,500
TOTAL LAND VALUE - MARKET		24,050
TOTAL MARKET VALUE		107,891
SOH/AGL Deduction		58,282
ASSESSED VALUE		49,609
TOTAL EXEMPTION VALUE	HX HB DV	35,000
BASE TAXABLE VALUE		14,609
TOTAL JUST VALUE		107,891
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		109,390

LAND:1:1: 21,875 SF. (3.5 PLATTED LOTS).

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3037	MAINT/ALTR	50	08/15/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/9	5/09/2023	WD	U	I	11	100
GRANTOR: CHANDLER JERRY W						
GRANTEE: CHANDLER JERRY W						
1488/554	3/29/2023	QC	U	I	11	100
GRANTOR: KNEBEL GRACE A						
GRANTEE: CHANDLER JERRY W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S28 E21 FSP= S8 E14N8 W14$ E27 FCP= E12 N20 W12 S20$ N20 FST= E12 N8 W2 UOP= N3 W8 S3 E8$ W10 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 1,500

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		RSF-2	175.00	125.00	1.00	LT		1.00	1.00	1.30	18,500.00	24,050.00	24,050							

REVIEW DATE 01/31/2017 BY BC Total Acres: 0.50 Total Land Value: 24,050 Market: 0 Agricultural: 0 Common: 24,050 PRINTED 11/17/2026 BY SYS