

LOT 4 BLOCK B COLLEGE MANOR S/D
803-2167, WD 1084-529, 1156-896,

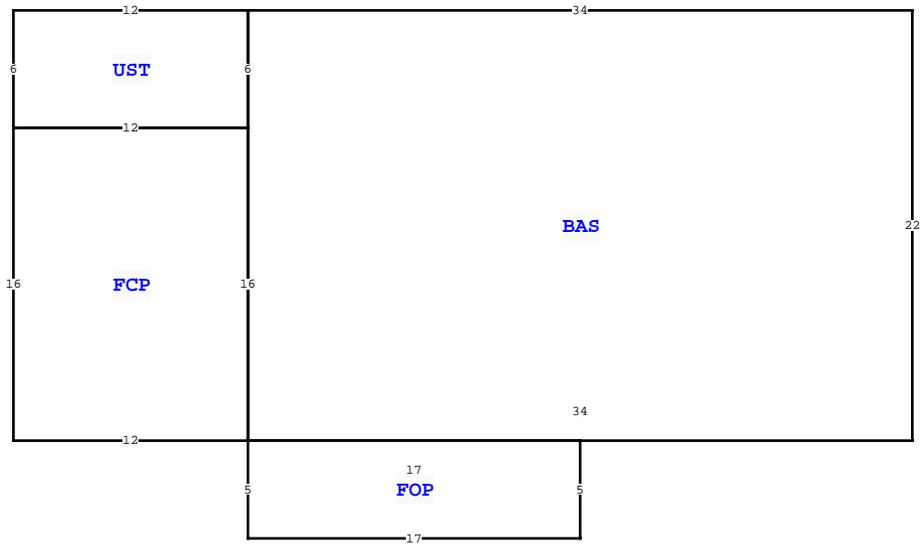
CHIONG ROY/CHIONG ANNA
880 NW SAVANNAH CIR
LAKE CITY, FL 32055

2026

36-3S-17-07421-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	100
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	36317.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	748	100	
FCP	192	25	
FOP	85	30	
UST	72	45	
TOTALS	1,097		854

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	0								
			Heated Area: 748								
			HX Base Yr								



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			77,659
TOTAL MARKET OB/XF VALUE			100
TOTAL LAND VALUE - MARKET			5,500
TOTAL MARKET VALUE			83,259
SOH/AGL Deduction			0
ASSESSED VALUE			83,259
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			83,259
TOTAL JUST VALUE			83,259
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			81,898
SALE:1:1: LOT 4 BLOCK B COLLEGE MANOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1175/0555	6/08/2009	WD	U	I	12	36,700
GRANTOR: U S BANK NATIONAL ASS						
GRANTEE: ROY & ANNA CHIONG J						
1156/0896	7/23/2008	CT	Q	I	03	100
GRANTOR: CLERK OF COURT						
GRANTEE: U S BANK NATIONAL A						

EXTRA FEATURES		208 NE BERRY PL, LAKE CITY															
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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50	

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

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W34 UST= W12 S6 E12 N6 S6 FCP= W12 S16 E12 N16 S16 FOP= S5 E17 N5 W17 S E34 N22 S.			

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	5,500.00	5,500.00	5,500							