

LOT 9 GLENWOOD S/D UNIT 2.  
827-1579, 844-1103, WD 1438-812,  
385 SW ARLINGTON BLVD  
LAKE CITY, FL 32025

2025

16-4S-17-08382-077

**BUILDING CHARACTERISTICS**

**ELEMENT** **CD** **CONSTRUCTION**  
Exterior Wall 19 COMMON BRK 80  
Roof Structure 03 GABLE/HIP 100  
Roof Cover 03 COMP SHGL 100  
Interior Wall 05 DRYWALL 100  
Interior Floor 14 CARPET 90  
Interior Floor 08 SET VINYL 10  
Air Condition 03 CENTRAL 100  
Heating Type 04 AIR DUCTED 100  
Bedrooms 3 100  
Bathrooms 2 100  
Frames 01 NONE 100  
Stories 1. 1. 100  
Architectural 05 CONV 100  
Units 0 100  
Condition Adj 03 03 100  
Kitchen Adjus 01 01 100

**MARKET ADJUSTMENTS**

**TYPE** **MDL** **EFF. AREA** **TOT ADJ. PTS** **EFF. BASE RATE** **REPL. COST NEW** **ANR** **ETG** **ECON** **FUNCT** **NORM** **% COND**  
0100 01 1,632 115.0380 120.79 197,129 1996 1996 0 0 0 29.40 70.60  
Heated Area: 1302  
HX Base Yr

**COLUMBIA COUNTY PROPERTY VALUATION SUMMARY** **PAGE 1 of 1**

| VALUATION BY              |  | Tax Group: 2 | Tax Dist: | STANDARD |
|---------------------------|--|--------------|-----------|----------|
| BUILDING MARKET VALUE     |  |              |           | 139,173  |
| TOTAL MARKET OBX VALUE    |  |              |           | 1,080    |
| TOTAL LAND VALUE - MARKET |  |              |           | 18,500   |
| TOTAL MARKET VALUE        |  |              |           | 158,753  |
| SCHWAGL Deduction         |  |              |           | 0        |
| ASSESSED VALUE            |  |              |           | 158,753  |
| TOTAL EXEMPTION VALUE     |  |              |           | 0        |
| BASE TAXABLE VALUE        |  |              |           | 158,753  |
| TOTAL JUST VALUE          |  |              |           | 158,753  |
| INCON VALUE               |  |              |           | 0        |
| INCOME VALUE              |  |              |           | 160,823  |
| PREVIOUS YEAR MKT VALUE   |  |              |           |          |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 18546      | ADDN SFR    | 95  | 07/25/2001 |
| 11651      | SFR         | 240 | 09/16/1996 |

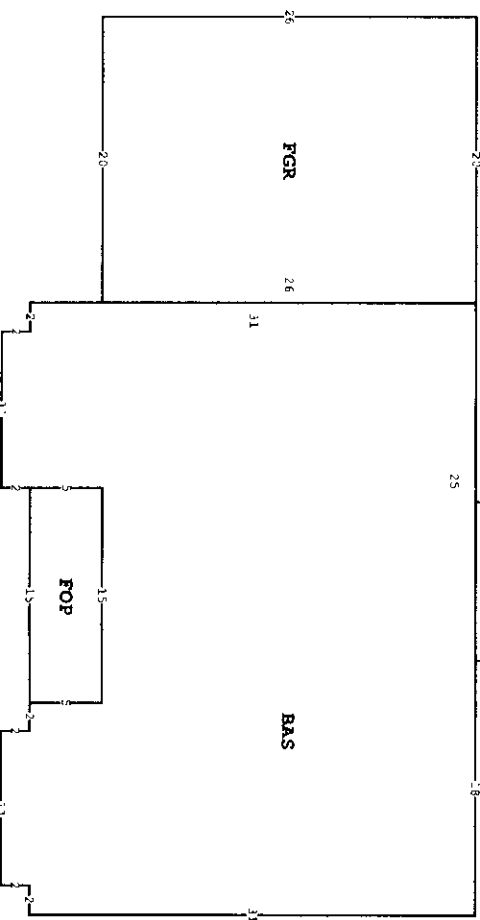
**SALES DATA**

| OFF RECORD                     | DATE      | TYPE | Q | V  | RSN | SALE   |
|--------------------------------|-----------|------|---|----|-----|--------|
| Number                         | INST      | U    | I | CD |     | PRICE  |
| 1438/812                       | 5/24/2021 | WD   | U | I  | 11  | 100    |
| GRANTOR: COLEMAN ALLEN D & CHI |           |      |   |    |     |        |
| GRANTEE: YU LEE J              |           |      |   |    |     |        |
| 0844/1103                      | 8/22/1997 | WD   | Q | I  |     | 78,500 |
| GRANTOR: ERKINGER              |           |      |   |    |     |        |
| GRANTEE: COLEMAN               |           |      |   |    |     |        |

**BUILDING NOTES**

**BUILDING DIMENSIONS**

BAS: 816' 308" N13 W11' 510' E115 W25' E184' W20' 526' E20' N265' 531'  
F20' 52' E11 N2' F20' 515' N5 W15' 535' N5 E13' 53' E2' 52' E11N2' E2'  
N115'



TOTALS 2,007 1,632 139,173

**EXTRA FEATURES**  
1 OS/RF DESCRIPTION BLD CAP L W UNITS UT Adj R ADJ UNIT ORG COND YEAR ACTUAL Q % COND OBX/RF MKT VALUE NOTES  
1 0166 CONC. PAVMT 0 0 16 45 720.00 UT 1.50 1.50 100 1996 1996 3 100 1,080

**LAND DESCRIPTION**

| L | USE  | CLS | LAND USE | CAP | R     | LOC  | FRONT | DEPTH | TOT  | UNIT | D    | DPH  | COND | %    | TOT       | UNIT      | PRICE     | ADJ UNIT  | LAND | OTHER ADJUSTMENTS | YEAR | DENSITY | DECL | FRZ | YR | CONV |
|---|------|-----|----------|-----|-------|------|-------|-------|------|------|------|------|------|------|-----------|-----------|-----------|-----------|------|-------------------|------|---------|------|-----|----|------|
| 1 | 0100 | C   | SFR      | 0   | RSE-2 | 0.00 | 0.00  | 0.00  | 1.00 | LT   | 1.00 | 1.00 | 1.00 | 1.00 | 18,500.00 | 18,500.00 | 18,500.00 | 18,500.00 |      |                   |      |         |      |     |    |      |

TOTAL OBX/RF 1,080