

S1/2 LOT 2 & ALL LOT 3 BLOCK 7 U
HILLS S/D.

COFIELD BOBBIE J
923 SE TEAKWOOD TERR
LAKE CITY, FL 32025

2026

00-00-00-07749-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY												
Exterior Wall	19	COMMON BRK 80		0100	01	3,300	119.9308	134.32	443,256	1963	1963	0	0	0	35.00	65.00	VALUATION BY		STANDARD										
Exterior Wall	31	VINYL SID 20		1 SINGLE FAM 100% - 2006 Heated Area: 2912 HX Base Yr 2006														Tax Group: 1		Tax Dist:									
Roof Structure	03	GABLE/HIP 100																BUILDING MARKET VALUE		288,116									
Roof Cover	03	COMP SHNGL 100																TOTAL MARKET OB/XF VALUE		23,169									
Interior Wall	05	DRYWALL 100																TOTAL LAND VALUE - MARKET		14,300									
Interior Floo	14	CARPET 100																TOTAL MARKET VALUE		325,585									
Air Condition	03	CENTRAL 100																SOH/AGL Deduction		132,156									
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE		193,429									
Bedrooms	3	100																TOTAL EXEMPTION VALUE		HX HB VX WX VP 113,805									
Bathrooms	3	100																BASE TAXABLE VALUE		79,624									
Frame	01	NONE 100																TOTAL JUST VALUE		325,585									
Stories	1.	1. 100																NCON VALUE		0									
Architectual	05	CONV 100																	INCOME VALUE										
Units	0	100																	PREVIOUS YEAR MKT VALUE		325,585								
Condition Adj	03	03 100																											
Kitchen Adjus	01	01 100																											
Quality		07 07																											
DOR CODE		0100		SINGLE FAMILY																									
MAP NUM				MKT AREA		06																							
NEIGHBORHOOD/LOC		5417.0600		1.00/																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	1,131	100		1,131	98,745																								
BAS	1,781	100		1,781	155,496																								
FCP	618	25		154	13,445																								
FOP	90	30		27	2,358																								
FSP	294	40		118	10,303																								
FST	162	55		89	7,770																								
TOTALS		4,076			3,300	288,116	923 SE TEAKWOOD TER, LAKE CITY										BLD DATE				LGL DATE		04/27/2022		MLU				
								XF DATE						LAND DATE															
								INC DATE						AG DATE															
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	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500														
2	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000														
3	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	100	1995	1995	3	40	14,336														
4	0166	CONC, PAVMT	0 100	0	0	572.00	UT	1.50	1.50	100	1995	1995	3	100	858														
5	0120	CLFENCE 4	0 100	0	0	150.00	UT	2.50	2.50	100	1993	1993	3	100	375														
6	0282	POOL ENCL	0 100	0	0	850.00	UT	15.00	15.00	100	1996	1996	3	40	5,100														