S DIV: LOTS 9, 10 & 11 BLOCK B C

764-2237, LE 1455-1087

WOODARD ROBERT W/WOODARD SUSAN C
1279 SW CASTLE HEIGHTS TER
LAKE CITY, FL 32025

2026

00-00-00-14290-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

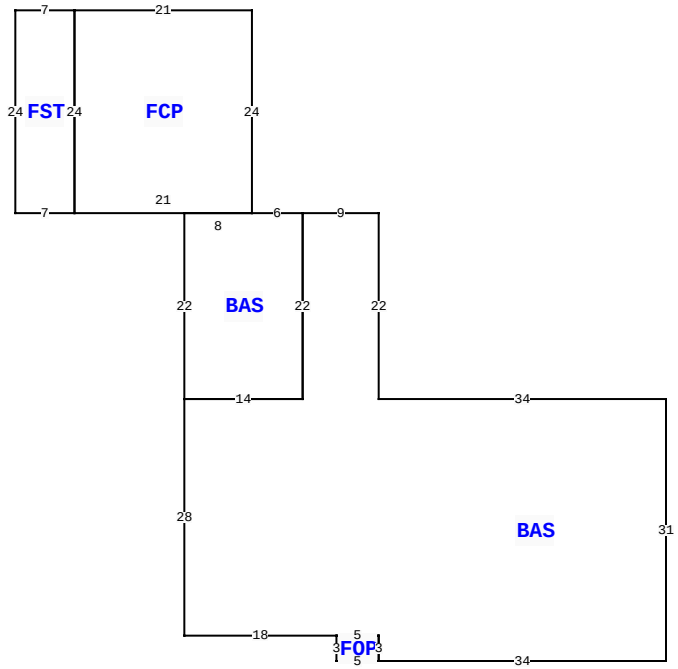
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	06	CUST PANEL 10
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
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	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	308	100		308	24,196
BAS	1,896	100		1,896	148,948
FCP	504	25		126	9,898
FOP	15	30		4	314
FST	168	55		92	7,227
TOTALS	2,891			2,426	190,584

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,426	107.9100	120.86	293,206	1953	1980	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2204 HX Base Yr



1279 SW CASTLE HEIGHTS TER, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		190,584
TOTAL MARKET OB/XF VALUE		18,090
TOTAL LAND VALUE - MARKET		18,112
TOTAL MARKET VALUE		226,786
SOH/AGL Deduction		130,715
ASSESSED VALUE		96,071
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		45,349
TOTAL JUST VALUE		226,786
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		226,786

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1455/1087	12/14/2021	LE	U	I	14	100
GRANTOR: WOODARD ROBERT W (ENH						
GRANTEE: ROBERT W & SUSAN C						
0764/2237	9/15/1992	WD	Q	I		50,000
GRANTOR: RALPH ABRAHAMSEN						
GRANTEE: ROBERT WOODARD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W34 N22 W9 BAS= W6 FCP= N24 W21 FST= W7 S24 E7 N24$ S24 E21$ W8 S22 E14 N22$ S22 W14 S28 E18 FOP= S3 E5 N3 W5$ E5 S3 E34 N31$.

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	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	90	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0166	CONC,PAVMT	0	100	28	42	1,176.00	UT	1.50	1.50	100	1995	1995	3	100	1,764	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
5	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	1993	1993	3	40	14,336	
6	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1993	1993	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 18,090

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-	250.00	161.00	24,150.00	SF		1.00	1.00	1.00	0.75	0.75	18,112							

REVIEW DATE 10/06/2016 BY DF Total Acres: 0.55 Total Land Value: 18,112 Market: 0 Agricultural: 0 Common: 18,112 PRINTED 10/09/2025 BY SYS