LOT 5 SOUTHWOOD VILLAGE S/D.

ORB 698-125

GARCIA ISMAEL/GARCIA SARAH A
P O BOX 2576
LAKE CITY, FL 32056

2026

01-5S-16-03399-105

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

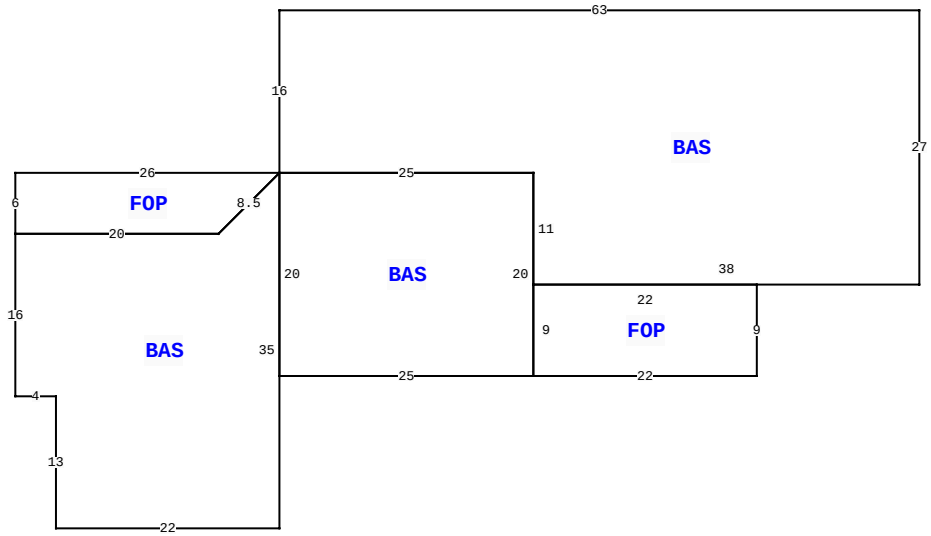
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	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 01
NEIGHBORHOOD/LOC	1516.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	500	100		500	40,047
BAS	720	100		720	57,667
BAS	1,426	100		1,426	114,213
FOP	138	30		41	3,284
FOP	198	30		59	4,726
TOTALS	2,982			2,746	219,935

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,746	110.0160	123.22	338,362	1989	1989	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2646 HX Base Yr



200 SW SOUTHWOOD WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		219,935
TOTAL MARKET OB/XF VALUE		500
TOTAL LAND VALUE - MARKET		26,000
TOTAL MARKET VALUE		246,435
SOH/AGL Deduction		89,677
ASSESSED VALUE		156,758
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		106,036
TOTAL JUST VALUE		246,435
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		246,435

LAND:1:1: 0.50 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12385	ADDN SFR	85	04/10/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0698/0125	9/29/1989	WD	Q	I		63,500

GRANTOR: CREWS W E

GRANTEE: GARCIA ISMAEL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W63 S16 FOP= W26 S6 E20 R6 U6 $ BAS= D6 L6 W20 S16 E4 S13 E22 N35$ BAS= S20 E25 N20 W25$ E25 S11 FOP= S9 E22 N9 W22$ E38 N27$.

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	1993	1993	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 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-	2125.00	0.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							

REVIEW DATE 09/05/2019 BY KR Total Acres: 0.48 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 11/19/2025 BY SYS