

COMM SE COR OF N1/2 OF S1/2 OF N
RUN W 1089.08 FT FOR POB, CONT W
N 333.36 FT, E 282.48 FT TO A PT

GOODFELLOW CRAIG R/GOODFELLOW KELLY A
288 SW IRWING GLEN
LAKE CITY, FL 32024

2026

02-5S-16-03407-003



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		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

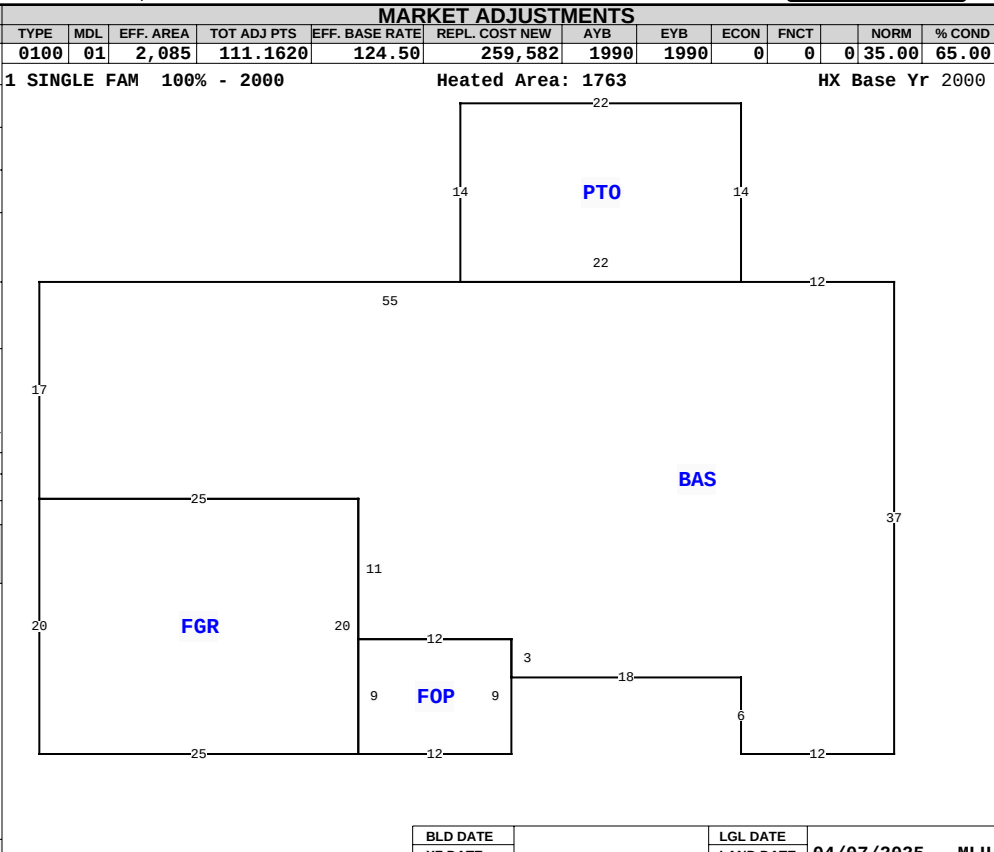
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	2516.0300	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,763	100		1,763	142,671
FGR	500	55		275	22,255
FOP	108	30		32	2,590
PTO	308	5		15	1,214
TOTALS	2,679			2,085	168,728

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00
3	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00
4	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00
5	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00
6	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00
7	0030	BARN, MT	0 100	0	0	1.00	UT	35,000.00	35,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.86



TOTAL OB/XF									
38,800									

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38,800									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		168,728	
TOTAL MARKET OB/XF VALUE		38,800	
TOTAL LAND VALUE - MARKET		33,480	
TOTAL MARKET VALUE		241,008	
SOH/AGL Deduction		71,546	
ASSESSED VALUE		169,462	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		118,740	
TOTAL JUST VALUE		241,008	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		243,604	

SALE:1:1: 1.86 ACRES VACANT LAND			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048910	Storage Building	50,000	12/26/2023
000047312	Electrical Serv	0	05/24/2023

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0884/2452	7/23/1999	WD	Q	I		82,900	
GRANTOR: K BOEHMER							
GRANTEE: GOODFELLOW'S							
0695/0618	9/01/1989	WD	Q	V		8,500	
GRANTOR: GIEBEIG JOHN							
GRANTEE: BOEHMER KELLY							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W12 PTO= N14 W22 S14 E22\$ W55 S17 FGR= S20 E25 N20 W25\$ E25 S11 FOP= S9 E12N9 W12\$ E12 S3 E18 S6 E12 N37\$.									