

LOT 9 WOODHAVEN S/D UNIT 1.
624-279, DC 1324-1647, PB 1325-1

GIOVE BRUNO ARTURO
295 SE WOODHAVEN ST
LAKE CITY, FL 32025

2026

09-4S-17-08300-009



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	05	AVERAGE 30
Roof Structure	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 90
Interior Floor	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
Architectural	05	CONV 100
Units	0	100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100

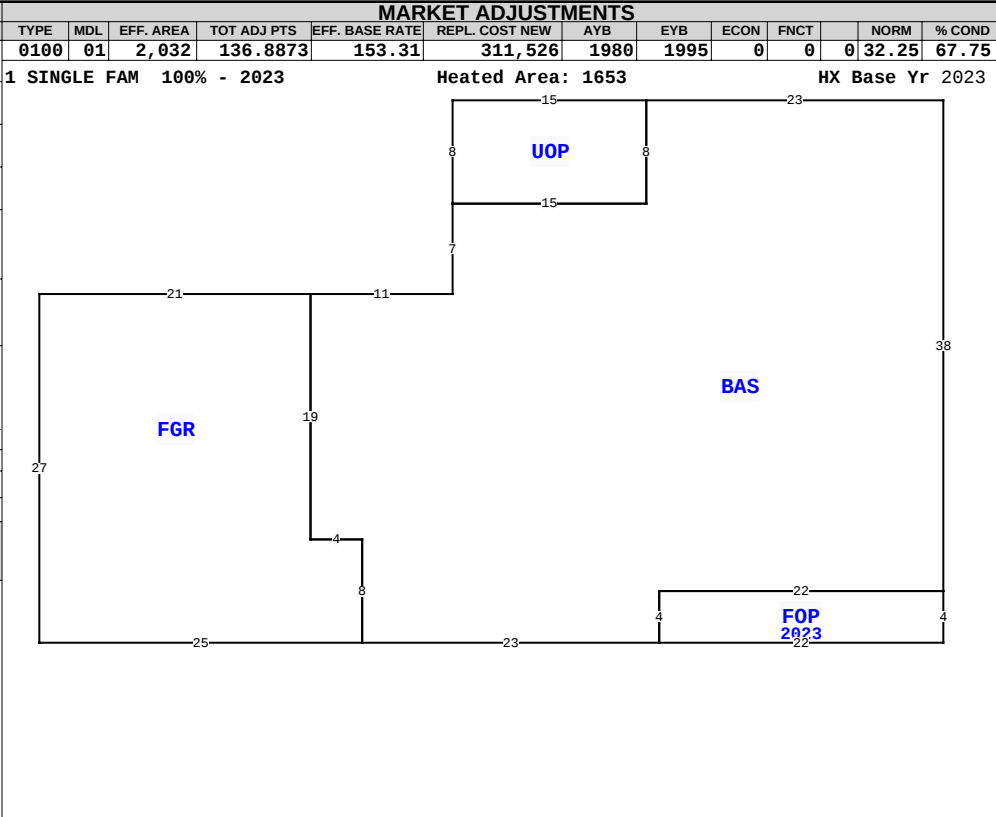
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		06
NEIGHBORHOOD/LOC	9417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,653	100		1,653	171,693
FGR	599	55		329	34,172
FOP	88	30	2023	26	2,701
UOP	120	20		24	2,493

TOTALS	2,460			2,032	211,059
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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	25	38	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	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00
4	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00
5	0251	LEAN TO W/	0 100	0	0	1.00	UT	0.00	0.00
6	0251	LEAN TO W/	0 100	0	0	1.00	UT	0.00	0.00
7	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00

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		A-1	0.00	0.00	1.00



295 SE WOODHAVEN ST, LAKE CITY	BLD DATE	LGL DATE	04/21/2023	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	25	38	1.00	UT	0.00	0.00	100	0	0	3	100	1,064	
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	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
4	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	800	
5	0251	LEAN TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	200	
6	0251	LEAN TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	200	
7	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

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		A-1	0.00	0.00	1.00

COLUMBIA COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	211,059								
TOTAL MARKET OB/XF VALUE	4,264								
TOTAL LAND VALUE - MARKET	18,500								
TOTAL MARKET VALUE	233,823								
SOH/AGL Deduction	2,093								
ASSESSED VALUE	231,730								
TOTAL EXEMPTION VALUE	HX HB 50,722								
BASE TAXABLE VALUE	181,008								
TOTAL JUST VALUE	233,823								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	237,156								

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1473/1476	8/15/2022	WD	Q	I	01	240,000	
GRANTOR: SHAW AMANDA							
GRANTEE: GIOVE BRUNO ARTURO							
1335/1524	4/19/2017	WD	Q	I	01	134,000	
GRANTOR: SUSAN RENEE DENTON &							
GRANTEE: AMANDA & KEVIN SHAW							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[ORIG=0,0] W23 S8 W15 S7 W11 S19 E4 S8 E23 N4 E22 N38 \$									
FGR=[ORIG=-49,15] W21 S27 E25 N8 W4 N19 \$									
UOP=[ORIG=-23,0] W15 S8 E15 N8 \$									
FOP=[YR=2023;ORIG=-22,38] S4 E22 N4 W22 \$									