LOT 24 WOODHAVEN S/D UNIT 4.
EX THE N 16.30 FT DESC IN ORB 60

MILLER RANDAL G
102 SE PUEBLO WAY
LAKE CITY, FL 32025

2026

09-4S-17-08300-096

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

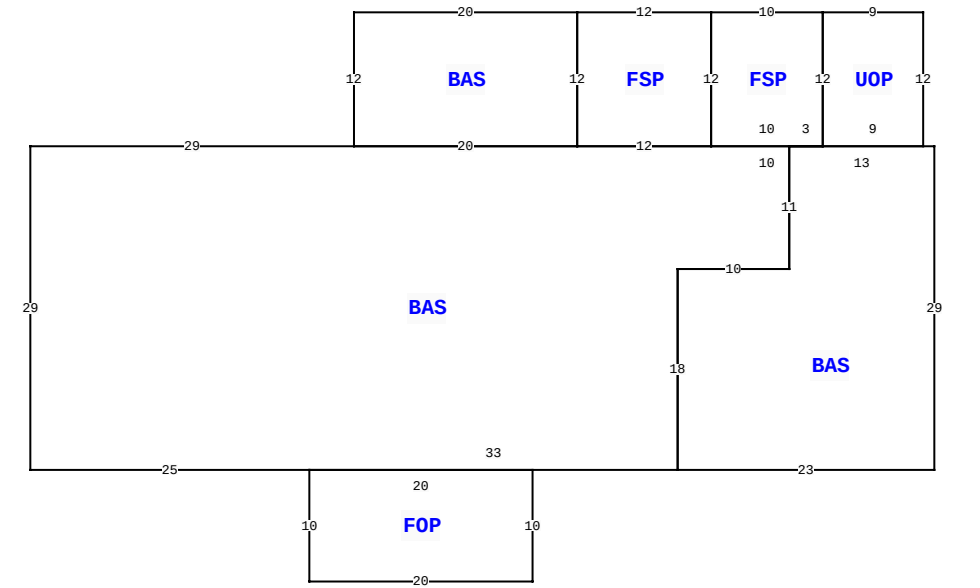
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	02	02 100
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	240	100		240	21,874
BAS	557	100		557	50,767
BAS	1,792	100		1,792	163,328
FOP	200	30		60	5,468
FSP	120	40		48	4,375
FSP	144	40		58	5,286
UOP	108	20		22	2,005
TOTALS	3,161			2,777	253,104

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,777	125.1936	140.22	389,391	1981	1981	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2017 Heated Area: 2589 HX Base Yr 2017



102 SE PUEBLO WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		253,104
TOTAL MARKET OB/XF VALUE		3,800
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		275,404
SOH/AGL Deduction		111,880
ASSESSED VALUE		163,524
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		112,802
TOTAL JUST VALUE		275,404
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		275,404

SALE:2:1: LOT 24 WOODHAVEN UNIT 4

SALE:1:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1318/1453	7/11/2016	WD	Q	I	01	170,000
GRANTOR: H W MORRELL						
GRANTEE: RANDAL G MILLER						
1306/0671	12/11/2015	WD	U	I	12	73,500
GRANTOR: CHRISTIANA TRUST						
GRANTEE: H W MORRELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S29 E25 FOP= S10 E20 N10 W20$ E33 BAS= E23 N29 W13 S11 W10 S18$ N18 E10 N11 E3 UOP= E9 N12 W9 S12$ FSP= N12 W10 S12 E10$ W10 FSP= N12 W12 S12E12$ W12 BAS= N12 W20 S12 E20$ W20$.

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	0	0	3	100	1,000	
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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0296	SHED METAL	0	100	0	0	1.00	UT	400.00	400.00	50	2004	2004	3	50	200	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 3,800

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 04/10/2017 BY BC Total Acres: 1.75 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/20/2025 BY SYS