LOT 23 HEATHERWOOD S/D.
768-597, 878-1850,

WOODRUFF DWAYNE E
215 SW SKINNER GLN
LAKE CITY, FL 32024

2026

09-6S-17-09630-023

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	01	01

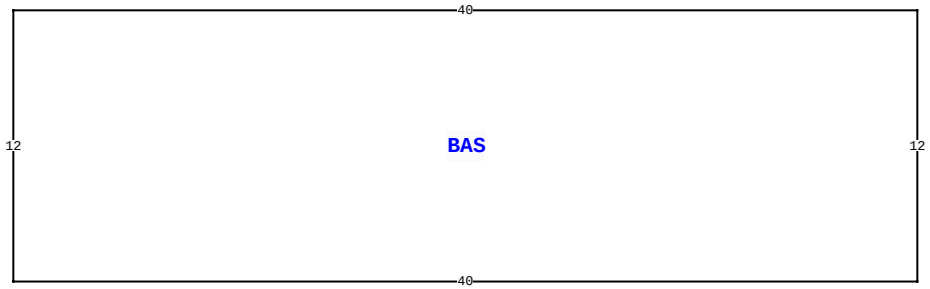
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	9617.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100		480	5,522
TOTALS	480			480	5,522

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	480	47.9400	28.76	13,805	1965	1965	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2000 Heated Area: 480 HX Base Yr 2000



215 SW SKINNER GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		5,522
TOTAL MARKET OB/XF VALUE		50,700
TOTAL LAND VALUE - MARKET		39,918
TOTAL MARKET VALUE		96,140
SOH/AGL Deduction		24,895
ASSESSED VALUE		71,245
TOTAL EXEMPTION VALUE	HX HB	46,245
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		96,140
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		96,140

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051975	Mobile Home		01/03/2025
000042551	Storage Building	70,000	08/17/2021
35356	PUMP/UTPOL	50	05/25/2017
18519	M H	125	07/18/2001
15971	M H	125	08/31/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0878/1850	4/15/1999	WD	Q	V	03	12,000

GRANTOR: RUDAT & RUDAT AS TRUS
GRANTEE: WOODRUFF (SALE SHOU

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S12 E40 N12$.

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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0031	BARN,MT AE	0	100	40	60	2,400.00	UT	16.00	16.00	100	2022	2021		100	38,400	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2022	2021		100	800	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2022	2021		100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 50,700

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	0200	C	MBL HM	100		00	0.00	0.00	7.47	AC		1.00	1.00	0.56	9,500.00	5,343.75	39,918							

REVIEW DATE 02/28/2025 BY randall Total Acres: 7.47 Total Land Value: 39,918 Market: 0 Agricultural: 0 Common: 39,918 PRINTED 11/20/2025 BY SYS