LOT 28 WOODCREST S/D UNIT 2.
803-1853, 880-788, WD 1202-1890,

OPPENHEIM PAMELA R
360 SW CREST GLN
LAKE CITY, FL 32024

2026

11-4S-16-02905-328

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

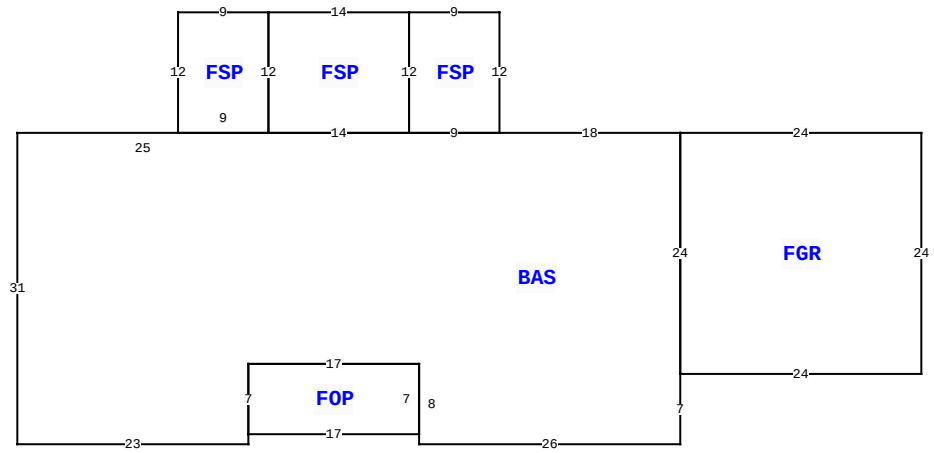
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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 06
NEIGHBORHOOD/LOC	11416.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,910	100		1,910	183,001
FGR	576	55		317	30,373
FOP	119	30		36	3,449
FSP	108	40		43	4,120
FSP	108	40		43	4,120
FSP	168	40		67	6,420
TOTALS	2,989			2,416	231,482

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,416	118.7280	132.98	321,280	1999	1999	0	0	0	27.95	72.05

1 SINGLE FAM 100% - 2015 Heated Area: 1910 HX Base Yr 2015



360 SW CREST GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		231,482
TOTAL MARKET OB/XF VALUE		9,750
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		276,232
SOH/AGL Deduction		162,842
ASSESSED VALUE		113,390
TOTAL EXEMPTION VALUE	HX HB WX	55,722
BASE TAXABLE VALUE		57,668
TOTAL JUST VALUE		276,232
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		279,670

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053271	Generator		05/30/2025
000041994	Remodel	11,000	05/24/2021
14946	SFR	310	01/15/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1547/2747	8/28/2025	LE	U	I	14	100
GRANTOR: OPPENHEIM PAMELA R						
GRANTEE: OPPENHEIM PAMELA R						
1274/0976	5/06/2014	WD	Q	I	01	156,000
GRANTOR: MICHELLE A FORTIER						
GRANTEE: DONALD L & PAMELA R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 FSP= N12 W9 S12 E9$ W9 FSP= N12 W14 S12 E14 $ W14 FSP= N12 W9 S12 E9$ W25 S31 E23 N1 FOP= E17 N7 W17 S7$ N7 E17 S8 E26 N7 FGR= E24 N24 W24 S24$ N24$.

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	1,673.00	UT	1.50	1.50	100	1999	1999	3	100	2,510	
2	0210	GARAGE U	0	100	20	20	400.00	UT	16.00	16.00	100	2009	2009	3	100	6,400	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	800.00	800.00	75	2014	2014	3	75	600	
4	0252	LEAN-TO W/	0	100	8	20	160.00	UT	1.50	1.50	100	2018	2018	3	100	240	

LAND DESCRIPTION

TOTAL OB/XF 9,750

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/10/2024 BY KS Total Acres: 0.52 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/03/2025 BY SYS