

LOT 10 BLOCK C OAKHAVEN S/D.
ORB 624-511, (DC NICHOLAS
OLEKSA 1012-913), WD-1015-2466

GOOTEE KEVIN/GOOTEE TEENA MARIE
303 NW DOGWOOD TERR
LAKE CITY, FL 32055

2026

12-3S-15-00167-039



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																					
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																										
Exterior Wall	31	VINYL SID 60	0100	01	2,503	119.5040	133.84	335,002	1987	2000	0	0	0	28.75	71.25	VALUATION SUMMARY																									
Exterior Wall	19	COMMON BRK 40	1 SINGLE FAM 100% - 2016													Heated Area: 2058													HX Base Yr 2016												
Roof Structure	08	IRREGULAR 100														VALUATION BY													STANDARD												
Roof Cover	03	COMP SHNGL 100														Tax Group: 3													Tax Dist:												
Interior Wall	05	DRYWALL 100														BUILDING MARKET VALUE													238,689												
Interior Floor	14	CARPET 90														TOTAL MARKET OB/XF VALUE													3,400												
Interior Floor	08	SHT VINYL 10														TOTAL LAND VALUE - MARKET													55,000												
Air Condition	03	CENTRAL 100														TOTAL MARKET VALUE													297,089												
Heating Type	04	AIR DUCTED 100														SOH/AGL Deduction													115,800												
Bedrooms	3	100														ASSESSED VALUE													181,289												
Bathrooms	2.5	100														TOTAL EXEMPTION VALUE													HX HB 50,722												
Frame	01	NONE 100														BASE TAXABLE VALUE													130,567												
Stories	1.	1. 100	TOTAL JUST VALUE													297,089																									
Architectual	05	CONV 100	NCON VALUE													0																									
Units	0	100	INCOME VALUE													PREVIOUS YEAR MKT VALUE																									
Condition Adj	03	03 100														300,941																									
Kitchen Adjus	01	01 100														XFOB:2:1: 24 X 24 DET WORKSHOP WITH OFFICE																									
Quality	07	07																																							
DOR CODE	0100 SINGLE FAMILY																																								
MAP NUM																PERMIT NUM																									
NEIGHBORHOOD/LOC	12315.010 1.00/															DESCRIPTION																									
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	AMT										ISSUED																									
BAS	2,058	100		2,058	196,253																																				
FGR	528	55		290	27,655																																				
FOP	12	30		4	381																																				
FSP	378	40		151	14,400																																				
TOTALS	2,976			2,503	238,689																																				
EXTRA FEATURES															SALES DATA																										
303 NW DOGWOOD TER, LAKE CITY															OFF RECORD Number																										
															DATE																										
															TYPE INST																										
															Q / V / RSN CD																										
															1308/0340 1/21/2016 WD U I 11 0																										
															GRANTOR: KEVIN GOOTEE																										
															GRANTEE: KEVIN TEENA M GOOTE																										
															1305/1335 12/04/2015 WD Q I 01 192,000																										
															GRANTOR: BONNIE K LAMPHEAR																										
															GRANTEE: KEVIN GOOTEE																										
															BUILDING NOTES																										
															BUILDING DIMENSIONS																										
															BAS= W50 FSP= W18 S21 E18 N21\$ S21 W18 S15 FGR= S24 E22N24 W22\$ E32 FOP= E4 N3 W4 S3\$ N3 E4 S3 E32 N36\$.																										
LAND DESCRIPTION															TOTAL OB/XF 3,400																										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000																								
REVIEW DATE 01/25/2023 BY KS																																									
Total Acres: 4.05 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 10/01/2025 BY SYS																																									