

LOT 32 CREEKSIDE S/D.
WD 1033-1085, WD 1061-955, WD 13

HALL DERRICK R/HALL MICHELLE J
228 SW INWOOD CT
LAKE CITY, FL 32025

2026

12-4S-16-02939-132

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	12416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,012	100		2,012	210,069
FGR	484	55		266	27,773
FOP	142	30		43	4,490
FOP	256	30		77	8,039
TOTALS	2,894			2,398	250,370

MARKET ADJUSTMENTS

1 SINGLE FAM 100% - 2018Heated Area: 2012HX Base Yr 2018

Diagram showing property boundaries and areas labeled BAS, FOP, and FGR with dimensions.

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/03/2025MLU

228 SW INWOOD CT, LAKE CITY

EXTRA FEATURES														
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
1	0166	CONC, PAVMT	0	100	0	0		1,057.00	UT 2.50	2.50	100	2005	2005	3
2	0169	FENCE/WOOD	0	100	0	0		440.00	UT 13.50	13.50	80	2009	2009	3
3	0280	POOL R/CON	0	100	40	16		640.00	UT 38.00	38.00	100	2022	2021	93

LAND DESCRIPTION														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 12									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					250,370				
TOTAL MARKET OB/XF VALUE					30,013				
TOTAL LAND VALUE - MARKET					35,000				
TOTAL MARKET VALUE					315,383				
SOH/AGL Deduction					99,298				
ASSESSED VALUE					216,085				
TOTAL EXEMPTION VALUE					HX HB VX 55,722				
BASE TAXABLE VALUE					160,363				
TOTAL JUST VALUE					315,383				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					318,999				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051517	Roof Replacement	47,307	11/14/2024
40818	POOL	0	10/29/2020
23082	SFR	598	04/29/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1350/2037	12/28/2017	WD	Q	I	01	194,500			
GRANTOR: JEFFREY A SIEGMEISTER									
GRANTEE: DERRICK R & MICHELL									
1061/0955	10/07/2005	WD	Q	I		215,000			
GRANTOR: RENNIE THOMAS									
GRANTEE: JEFFREY A SIEGMEIST									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W15 FOP= N10 W27 S10 E18 R2 U2 E5 D2 R2 \$ L2 U2 W5 D2 L2 W35 S30 FGR= S22 E22 N22 W22\$ E22 FOP= S10 E21 N6 W17 N4 W4\$ E4 S4 E17 S6 E16 N40\$.									