

LOT 2 LAKEWOOD ACRES S/D, EX
THE E 60 FT OF LOT 2 DESC IN

ELWELL CHARLES/ELWELL JOYCE
205 NW RHODEN GLN
LAKE CITY, FL 32055

2026

20-3S-16-02207-002



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	VALUATION SUMMARY																	
Exterior Wall	31	VINYL SID 100	0100	01	2,217	110.5072	123.77	274,398	1982	1982	0	0	0	35.00	65.00	VALUATION BY					STANDARD												
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 100% - 1999				Heated Area: 1686				HX Base Yr 1999										Tax Group: 3					Tax Dist:							
Roof Cover	12	MODULAR MT 100	37 14 24 27 13 13 FUS 24 24 24 24 24 UDU 37 27 16 21 7 16 21 7 FEP FSP 8 10 8 8 12 15 8 12 JUST FOP													BUILDING MARKET VALUE					178,359												
Interior Wall	05	DRYWALL 100														TOTAL MARKET OB/XF VALUE					18,680												
Interior Floo	14	CARPET 70														TOTAL LAND VALUE - MARKET					56,320												
Interior Floo	06	VINYL ASB 30														TOTAL MARKET VALUE					253,359												
Air Condition	03	CENTRAL 100														SOH/AGL Deduction					106,415												
Heating Type	03	FORCED AIR 100														ASSESSED VALUE					146,944												
Bedrooms		3 100														TOTAL EXEMPTION VALUE					HX HB 50,722												
Bathrooms		2 100														BASE TAXABLE VALUE					96,222												
Frame	01	NONE 100														TOTAL JUST VALUE					253,359												
Stories	1.5	1.5 100														NCON VALUE					0												
Architectual	05	CONV 100														INCOME VALUE																	
Units		0 100														PREVIOUS YEAR MKT VALUE					253,359												
Condition Adj	03	03 100																															
Kitchen Adjus	01	01 100																															
Quality	05	05																															
DOR CODE	0100	SINGLE FAMILY																															
MAP NUM		MKT AREA															01																
NEIGHBORHOOD/LOC	20316.030	1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE														YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE															
BAS	999	100		999	80,370																												
FEP	112	80		90	7,240																												
FOP	96	30		29	2,333																												
FSP	147	40		59	4,746																												
FUS	687	100		687	55,270																												
UDU	576	55		317	25,503																												
UST	80	45		36	2,896																												
TOTALS	2,697			2,217	178,359																												
EXTRA FEATURES					205 NW RHODEN GLN, LAKE CITY										BLD DATE					LGL DATE													
															XF DATE					LAND DATE													
															INC DATE					AG DATE													
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	OB/XF MKT VALUE	NOTES																
1	0294	SHED WOOD/	0	100	8	10	80.00	UT	7.50	7.50	100	1993	1993	3	100	600																	
2	0031	BARN,MT AE	0	100	20	30	1.00	UT	0.00	0.00	100	1993	1993	3	100	6,000																	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000																	
4	0060	CARPORT F	0	100	24	24	576.00	UT	5.00	5.00	100	2005	2005	3	100	2,880																	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300																	
6	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200																	
7	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600																	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100																	
9	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000																	
10	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100	2023	2022		100	4,000																	
LAND DESCRIPTION					TOTAL OB/XF										18,680																		
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	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	5.12	AC		1.00	1.00	1.00	11,000.00	11,000.00	56,320																