

UNDERWOOD ANTWAN
298 NW COUNTY LAKE DR
LAKE CITY, FL 32055

22-3S-16-02253-001



BUILDING CHARACTERISTICS

ELEMENT	CD				
Exterior Wall	32	HARDIE BRD 90			
Exterior Wall	21	STONE 10			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	15	HARDTILE 70			
Interior Floor	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame Stories	02	WOOD FRAME 100			
Architectual Units	1.	1. 100			
Condition Adj	05	CONV 100			
Kitchen Adjus	0	0 100			
	03	03 100			
	02	02 100			
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	22316.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,726	100		2,726	367,568
FGR	672	55		370	49,890
FOP	102	30		31	4,180
FOP	406	30		122	16,450
TOTALS	3,906			3,249	438,088

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,249	133.7698	149.82	486,765	2006	2015	0	0	10.00	90.00

1 SINGLE FAM 100% - 2025 Heated Area: 2726 HX Base Yr 2025

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/03/2025 MLU

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					438,088				
TOTAL MARKET OB/XF VALUE					11,163				
TOTAL LAND VALUE - MARKET					42,000				
TOTAL MARKET VALUE					491,251				
SOH/AGL Deduction					0				
ASSESSED VALUE					491,251				
TOTAL EXEMPTION VALUE					HX HB VX 55,722				
BASE TAXABLE VALUE					435,529				
TOTAL JUST VALUE					491,251				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					496,119				

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1509/1293	2/27/2024	WD	Q	I	01	549,000

GRANTOR: HANKS CRAIG E

GRANTEE: UNDERWOOD ANTWAN

1485/811 2/24/2023 WD Q I 01 495,000

GRANTOR: WIDERGREN TODD E

GRANTEE: HANKS CRAIG E

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 S42 FGR= S26 E7 S2 E11 N2 E7 N26 W25\$ E25 S16 E2 S2 E13 N2 FOP= E17 N6 W17 S6\$ N6 E17 S10 E11 N2 E5 N33 FOP= N7 W34 N20 W8 S20 E4 D4 R4 S3 E34\$ W34 N3 L4 U4 W4 N20\$.

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	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0 100	0	0	2,456.00	UT	3.00	3.00	85	2006	2006	3	85	6,263	
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2023	2022		100	1,200	
3	0169	FENCE/WOOD	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	
4	0296	SHED METAL	0 100	0	0	1.00	UT	500.00	500.00	100	2023	2022		100	500	
5	0258	PATIO	0 100	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	1,200	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							

TOTAL OB/XF

11,163

REVIEW DATE 03/06/2024 BY TP Total Acres: 1.40 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 11/18/2025 BY SYS