

LOT 31 WOODBOROUGH PHASE 1
& ALSO THE N 15 FT OF THE
FOLLOWING: BEG AT SW COR OF

CREAMER LINDA M
1152 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2026

22-3S-16-02268-231



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
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		09	09		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		06
NEIGHBORHOOD/LOC		22316.010 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,112	100		3,112	322,819
FGR	576	55		317	32,884
FSP	66	40		26	2,697
FSP	608	40		243	25,207
TOTALS	4,362			3,698	383,607

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0166	CONC, PAVMT	0 100	19	110	1.00	UT	0.00	
2	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	
3	0282	POOL ENCL	0 100	0	0	1,000.00	UT	15.00	
4	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	
5	0080	DECKING	0 100	0	0	900.00	UT	5.00	
6	0083	DOCK-LAKE	0 100	0	0	420.00	UT	11.50	
7	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	
8	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0133	C	SFR LAKE	100		A-1	0.00	0.00	1.00

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
0100	01	3,698	142.4930	159.59	590,164	1989	1989	0	0	0 35.00	65.00														
1 SINGLE FAM 100% - 0 Heated Area: 3112 HX Base Yr																									
The diagram shows a property layout with three main areas: FGR (top left), BAS (center), and FSP (bottom right). Dimensions are provided for various segments: FGR is 24x24; BAS is 69x24; FSP is 35x30. Other dimensions include 24, 9, 14, 11, 6, 20, 37, 11, 33, 7, and 35.																									
<table><tr><td>BLD DATE</td><td></td><td>LGL DATE</td><td></td></tr><tr><td>XF DATE</td><td></td><td>LAND DATE</td><td></td></tr><tr><td>INC DATE</td><td></td><td>AG DATE</td><td></td></tr></table>														BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE	
BLD DATE		LGL DATE																							
XF DATE		LAND DATE																							
INC DATE		AG DATE																							

TOTAL OB/XF 29,668													
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0166	CONC, PAVMT	0 100	19	110	1.00	UT	0.00	0.00	100	0	0	3
2	0280	POOL R/CON	0 100	32	16	512.00	UT	70.00	70.00	100	1992	1992	3
3	0282	POOL ENCL	0 100	0	0	1,000.00	UT	15.00	15.00	100	1992	1992	3
4	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3
5	0080	DECKING	0 100	0	0	900.00	UT	5.00	5.00	60	1993	1993	3
6	0083	DOCK-LAKE	0 100	0	0	420.00	UT	11.50	11.50	100	1993	1993	3
7	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3
8	0294	SHED WOOD/	0 100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3

TOTAL OB/XF 29,668													
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
1	0133	C	SFR LAKE	100		A-1	0.00	0.00	1.00	LT		1.00	1.00

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 2		Tax Dist:				
BUILDING MARKET VALUE				383,607		
TOTAL MARKET OB/XF VALUE				29,668		
TOTAL LAND VALUE - MARKET				99,000		
TOTAL MARKET VALUE				512,275		
SOH/AGL Deduction				130,695		
ASSESSED VALUE				381,580		
TOTAL EXEMPTION VALUE		HX HB		50,722		
BASE TAXABLE VALUE				330,858		
TOTAL JUST VALUE				512,275		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				512,275		