

LOT 35 WOODBOROUGH PHASE 1.
718-884, LE 1510-1929, DC 1510-1

TERRELL MARY
1244 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2026

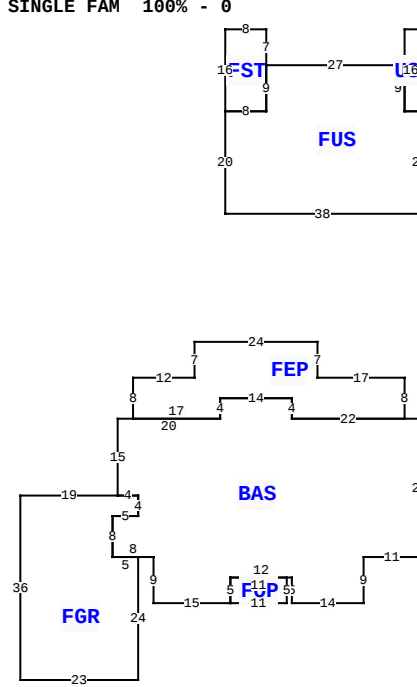
22-3S-16-02268-235

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	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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	1,950	100		1,950	225,212
FEP	536	80		429	49,547
FGR	788	55		433	50,009
FOP	55	30		16	1,848
FST	128	55		70	8,084
FUS	1,003	100		1,003	115,840
UST	48	45		22	2,541
TOTALS	4,508			3,923	453,081

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0170	FPLC 2STRY	0	100	0	0	1.00	UT	2,750.00
2	0166	CONC, PAVMT	0	100	100	15	1,500.00	UT	1.40
3	0081	DECKING WI	0	100	10	2	120.00	UT	7.50
4	0083	DOCK-LAKE	0	100	4	129	516.00	UT	11.50
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00
7	0040	BARN, POLE	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	3,923	156.2379	174.99	686,486	1991	1991	0	0	0 34.00	66.00												
1 SINGLE FAM 100% - 0																							
Heated Area: 2953																							
HX Base Yr																							
																							
1244 NW SCENIC LAKE DR, LAKE CITY																							
<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	
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TOTAL OB/XF														
9,924														
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	0133	C	SFR LAKE	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00

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1	0133	C	SFR LAKE	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		2
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 2				Tax Dist:			
BUILDING MARKET VALUE				453,081			
TOTAL MARKET OB/XF VALUE				9,924			
TOTAL LAND VALUE - MARKET				99,000			
TOTAL MARKET VALUE				562,005			
SOH/AGL Deduction				211,208			
ASSESSED VALUE				350,797			
TOTAL EXEMPTION VALUE				HX HB VX SX WX			
BASE TAXABLE VALUE				240,075			
TOTAL JUST VALUE				562,005			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				568,870			