

LOT 18 TURKEY CREEK UNIT 1 S/D.
WD 1402-2044 THRU 2051, WD 1402-

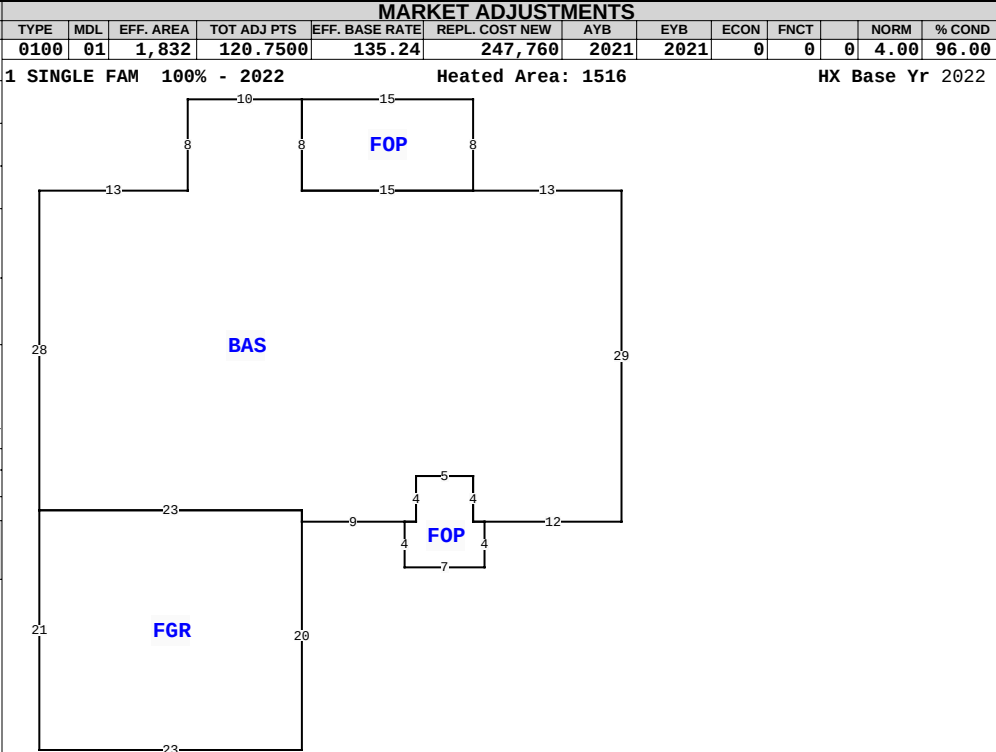
WOODS FELIX E JR/CRUSAW RONKEIRIA
203 NW TURKEY RUN CT
LAKE CITY, FL 32055

2026

23-3S-16-02279-118



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
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
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	23316.060	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,516	100
FGR	483	55
FOP	48	30
FOP	120	30
TOTALS	2,167	



COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		237,850	
TOTAL MARKET OB/XF VALUE		2,280	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		275,130	
SOH/AGL Deduction		21,711	
ASSESSED VALUE		253,419	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		202,697	
TOTAL JUST VALUE		275,130	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		289,051	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041493	New Residential C	150,000	03/10/2021

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1451/2186	11/03/2021	WD	Q	I	01
GRANTOR: JOHN AND KYOUNGJA HOM					
GRANTEE: WOODS FELIX E JR					
1402/2072	1/06/2020	WD	Q	V	05
GRANTOR: WOODBOROUGH NORTH LLC					
GRANTEE: JOHN AND KYOUNGJA H					

TOTALS		2,167				1,832		237,850									BLD DATE				LGL DATE				04/03/2025		MLU				
EXTRA FEATURES										203 NW TURKEY RUN CT, LAKE CITY										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	0166		CONC,PAVMT			0	100	0	0	760.00		UT	3.00		3.00		100	2022	2021		100	2,280									
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