COMM NE COR OF NW1/4, W 1055.09
FT FOR POB, CONT S 277.31 FT, W
S 564.06 FT, W 234.47 FT, N 841.

WOODS LORRIE
2322 SW NAUTILUS RD
LAKE CITY, FL 32024

2026

24-5S-16-03706-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

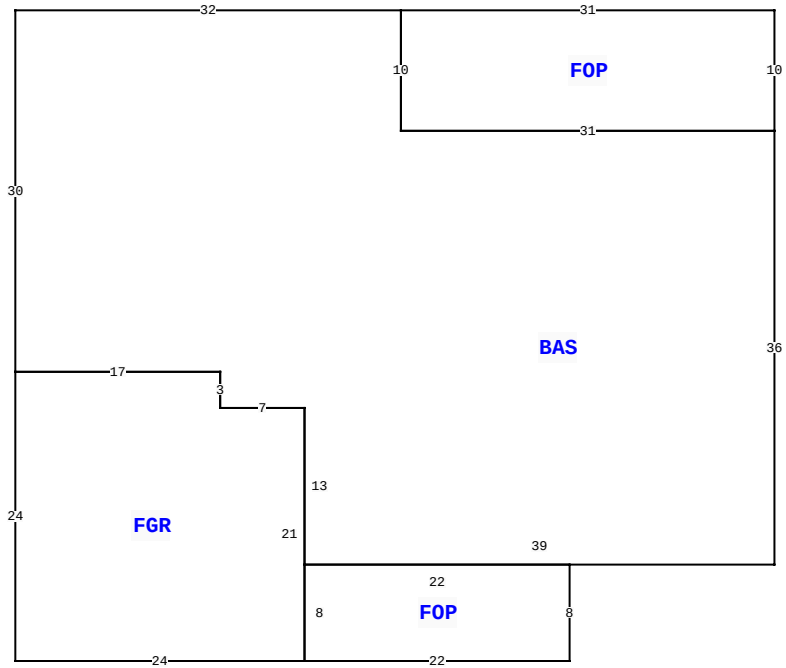
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,225	100		2,225	264,554
FGR	555	55		305	36,265
FOP	176	30		53	6,302
FOP	310	30		93	11,057
TOTALS	3,266			2,676	318,178

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,676	115.3920	129.24	345,846	2017	2017	0	0	0	8.00	92.00

2 SINGLE FAM 100% - 2012 Heated Area: 2225 HX Base Yr 2012



2322 SW NAUTILUS RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/10/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		318,178
TOTAL MARKET OB/XF VALUE		7,950
TOTAL LAND VALUE - MARKET		50,200
TOTAL MARKET VALUE		337,254
SOH/AGL Deduction		102,334
ASSESSED VALUE		234,920
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		184,198
TOTAL JUST VALUE		376,328
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		379,787

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34326	SFR	907	08/08/2016
11370	M H	30	07/03/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1257/1349	7/02/2013	QC	U	V	11	100
GRANTOR: GREGORY A WOODS						
GRANTEE: LORRIE WOODS						
1212/0976	2/24/2011	QC	U	V	11	100
GRANTOR: GREGORY A						
GRANTEE: GREGORY A & LORRIE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 S30 FGR= S24 E24 N21 W7 N3 W17$ E17 S3 E7 S13 FOP= S8 E22 N8 W22$ E39 N36 FOP= N10 W31 S10 E31$ W31 N10$.

EXTRA FEATURES

LN	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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 7,950

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	4.02	AC		1.00	1.00	1.00	280.00	280.00	1,126							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.02	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,200							

REVIEW DATE 11/05/2019 BY BC Total Acres: 5.02 Total Land Value: 11,126 Market: 40,200 Agricultural: 1,126 Common: 10,000 PRINTED 10/13/2025 BY SYS