S DIV: LOTS 2 & 3 & N 34.2 FT
LOT 4 BLOCK C CASTLE HILLS S/D
308-514, WD 1019-122, WD 1171-

COOPER GREGORY/COOPER SHAWNA L
1214 SW CASTLE HEIGHTS TER
LAKE CITY, FL 32025

2027

00-00-00-14293-000

BUILDING CHARACTERISTICS

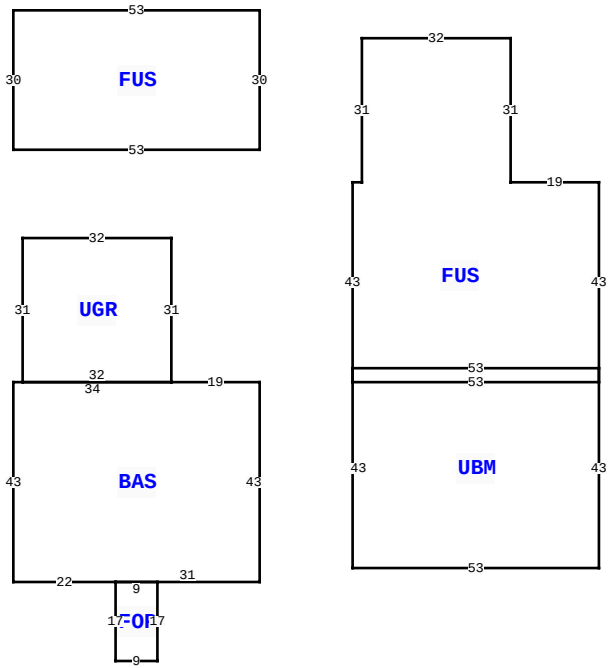
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame		N/A 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,279	100		2,279	156,794
FOP	153	30		46	3,165
FUS	1,590	100		1,590	109,391
FUS	3,271	100		3,271	225,043
UBM	2,279	20		456	31,373
UGR	992	45		446	30,685
TOTALS	10,564			8,088	556,450

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	8,088	113.7150	125.09	1,011,728	1972	1972	0	0	10	35.00	55.00

1 SINGLE FAM 100% - 2018 Heated Area: 7140 HX Base Yr 2018



1214 SW CASTLE HEIGHTS TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

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	0180	FPLC 1STRY	0	100	0	0	5.00	UT	2,000.00	2,000.00	50	0	0	3	50	5,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		556,450
TOTAL MARKET OB/XF VALUE		5,000
TOTAL LAND VALUE - MARKET		29,992
TOTAL MARKET VALUE		591,442
SOH/AGL Deduction		192,333
ASSESSED VALUE		399,109
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		347,698
TOTAL JUST VALUE		591,442
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		601,540

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1350/0229	12/19/2017	WD	Q	I	01	430,000
GRANTOR: W DAVID CROSBY TRUSTE						
GRANTEE: GREGORY & SHAWNA L						
1171/1534	4/14/2009	WD	U	I	11	100
GRANTOR: W DAVID CROSBY						
GRANTEE: W DAVID CROSBY TRUS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 UGR= N31 W32 S31 E32$ W34 S43 E22 FOP= S17 E9 N17 W9$ E31 N43$ PTR= E20 FUS= E53 N43 W19 N31 W32 S31 W2 S43$ W20$ PTR=E20 S40 UBM= E53 N43 W53 S43$ W20 N40$ PTR=N50 FUS= N30 W53 S30 E53$ S50$.

LAND DESCRIPTION

TOTAL OB/XF 5,000

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		*RSF-2	239.00	215.00	29,992.00	SF		1.00	1.00	1.00	1.00	1.00	29,992							

REVIEW DATE 10/10/2016 BY DF Total Acres: 0.69 Total Land Value: 29,992 Market: 0 Agricultural: 0 Common: 29,992 PRINTED 11/17/2026 BY SYS