

LOT 59 WOODGATE VILLAGE UNIT 2.
784-858, 838-210, WD 1143-1003,

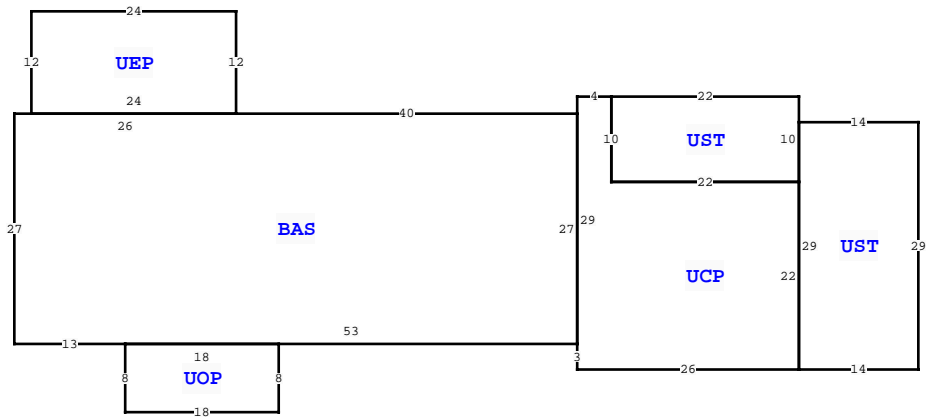
KOGER ROBERT JOE/KOGER JONATHAN PORTER
230 SW WOODGATE TER
LAKE CITY, FL 32024

2026

05-4S-16-02777-159
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Stories	1. 1. 100
Architectual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	2,424	113.9000	68.34	165,656	1989	1989	0	0	60.00	40.00		
1 MOBILE HME 0% - 2021 Heated Area: 1782 HX Base Yr													



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	5416.0100 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	48,713
UCP	612	20		122	3,335
UEP	288	70		202	5,522
UOP	144	25		36	984
UST	220	45		99	2,706
UST	406	45		183	5,002
TOTALS	3,452			2,424	66,262

230 SW WOODGATE TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		66,262
TOTAL MARKET OB/XF VALUE		3,500
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		88,262
SOH/AGL Deduction		9,458
ASSESSED VALUE		78,804
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		78,804
TOTAL JUST VALUE		88,262
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		88,262

SALE:1:1: LOT 59 WOODGATE VILLAGE UNIT II
XFOB:1:1: CHAMPION M H
LAND:1:1: 0.28 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1406/1449	2/21/2020	PB U	I	18		0
GRANTOR: CLERK OF COURT (JOE H)						
GRANTEE: ROBERT J KOGER & JO						
1143/1003	2/15/2008	WD Q	I			55,000
GRANTOR: STANLEY						
GRANTEE: JOE H KOGER						

EXTRA FEATURES	
L N	OB/XF CODE
1	0120
2	9947

BUILDING NOTES	
BAS= W40 UEP= N12 W24 S12 E24\$ W26 S27 E13 UOP= S8 E18 N8 W18\$ E53 UCP= S3 E26 UST= E14 N29 W14 S29\$ N22 UST= N10 W22 S10 E22\$ W22 N10W4 S29\$ N27\$.	

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	0120	CLFENCE 4	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	9947	Septic	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION		TOTAL OB/XF 3,500																						
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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	0		RMH-21	145.00	85.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							