LOT 1 BLOCK 3 BARDIN TERRACE S/D
PB 1100-839 THRU 851, PB 1137-12

BOWEN CHARLES DOUGLAS
1100 SW OLD DOGWOOD TER
LAKE CITY, FL 32025

2027

05-4S-17-07629-000

BUILDING CHARACTERISTICS

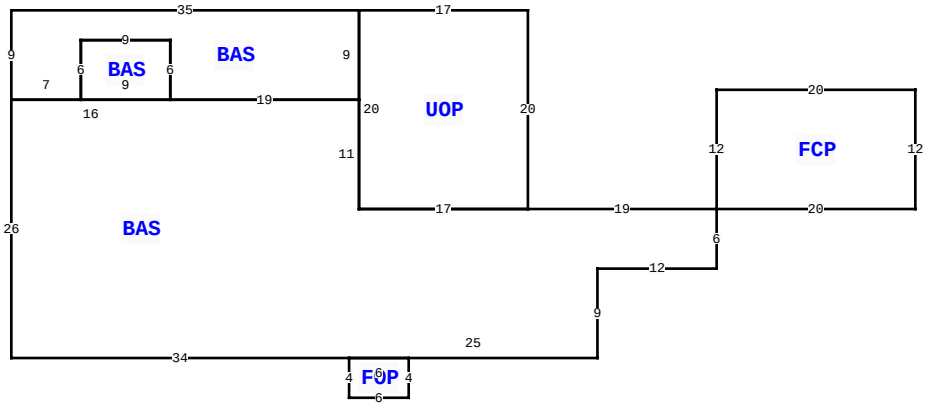
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 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	5417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	54	100		54	4,344
BAS	261	100		261	20,994
BAS	1,342	100		1,342	107,947
FCP	240	25		60	4,826
FOP	24	30		7	563
UOP	340	20		68	5,470
TOTALS	2,261			1,792	144,144

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,792	112.5040	123.75	221,760	1950	1950	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 1657 HX Base Yr 2021



1100 SW OLD DOGWOOD TER, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	144,144
TOTAL MARKET OB/XF VALUE	1,200
TOTAL LAND VALUE - MARKET	14,719
TOTAL MARKET VALUE	160,063
SOH/AGL Deduction	72,098
ASSESSED VALUE	87,965
TOTAL EXEMPTION VALUE	HX HB DX 56,411
BASE TAXABLE VALUE	31,554
TOTAL JUST VALUE	160,063
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	162,684

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1278	SFR	110	06/19/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1515/420	5/20/2024	LE	U	I	14	100
GRANTOR: BOWEN CHARLES DOUGLAS						
GRANTEE: YOE PATRICIA ANN (R						
1406/2196	2/23/2020	WD	Q	I	01	100,000
GRANTOR: LOTUS PROPERTIES LLC						
GRANTEE: CHARLES DOUGLAS BOW						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 BAS= N6 W9 S6 E9$ W16 S26 E34 FOP= S4 E6 N4 W6$ E25 N9 E12 N6 FCP= E20 N12 W20 S12$ W19 UOP= N20 W17 S20 E17 $ W17 N11 BAS= N9 W35 S9 E7 N6 E9 S6 E19$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 1,200

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	0.00	0.00	11,775.00	SF		1.00	1.00	1.00	1.25	1.25	14,719							

REVIEW DATE 09/29/2016 BY DF Total Acres: 0.27 Total Land Value: 14,719 Market: 0 Agricultural: 0 Common: 14,719 PRINTED 11/17/2026 BY SYS