LOT 19 WOODHAVEN S/D UNIT 2.

403-702, DC 827-1542, 923-1122,

REED SANDY K/REED KATRINA A
152 SE BLACKFOOT CT
LAKE CITY, FL 32025

2027

09-4S-17-08300-028

BUILDING CHARACTERISTICS

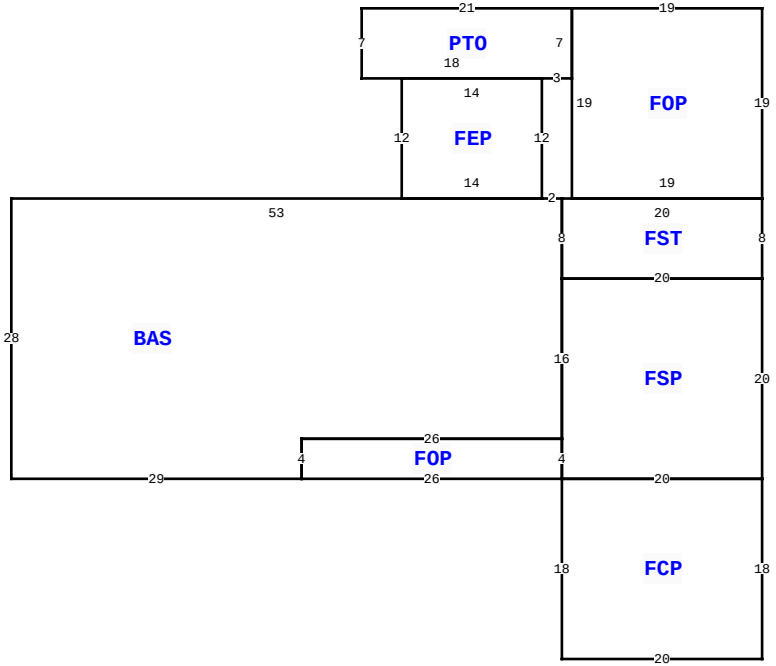
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	9417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,436	100		1,436	124,292
FCP	360	25		90	7,790
FEP	168	80		134	11,598
FOP	104	30		31	2,683
FOP	361	30		108	9,348
FSP	400	40		160	13,849
FST	160	55		88	7,617
PTO	147	5		7	606
TOTALS	3,136			2,054	177,782

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,054	121.0560	133.16	273,511	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2002 Heated Area: 1436 HX Base Yr 2002



152 SE BLACKFOOT CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	100	12	24	288.00	UT	5.00	5.00	100	2004	2004	3	100	1,440	
4	0296	SHED METAL	0	100	12	12	144.00	UT	5.00	5.00	100	2004	2004	3	100	720	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	200	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		177,782
TOTAL MARKET OB/XF VALUE		4,460
TOTAL LAND VALUE - MARKET		16,650
TOTAL MARKET VALUE		198,892
SOH/AGL Deduction		78,887
ASSESSED VALUE		120,005
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		63,594
TOTAL JUST VALUE		198,892
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		202,123

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1501/379	10/19/2023	QC	U	I	11	0
GRANTOR: REED SANDY K						
GRANTEE: REED SANDY K						
0923/1122	3/28/2001	QC	Q	I	01	100
GRANTOR: LESTER S REED						
GRANTEE: KEVIN L & SANDY K R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 FEP= N12 PTO= E3 N7 W21 S7 E18$ W14 S12 E14$ W53 S28 E29 FOP= E26 N4 W26 S4$ N4 E26 FSP= S4 FCP= S18 E20 N18 W20$ E20 N20 W20 S16$ N16 FST= E20 N8 FOP= N19 W19 S19 E19 $ W20 S8$ N8$.

LAND DESCRIPTION

TOTAL OB/XF 4,460

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	LT		1.00	1.00	0.90	18,500.00	16,650.00	16,650							

REVIEW DATE 04/10/2017 BY BC Total Acres: 0.41 Total Land Value: 16,650 Market: 0 Agricultural: 0 Common: 16,650 PRINTED 11/17/2026 BY SYS