LOT 45 WOODHAVEN S/D UNIT 2.
WD 1150-303, WD 1162-2574, WD 12

HEWETT ELISA/HEWETT JOSEPH JR
227 SE CUSTER WAY
LAKE CITY, FL 32025

2027

09-4S-17-08300-055

BUILDING CHARACTERISTICS

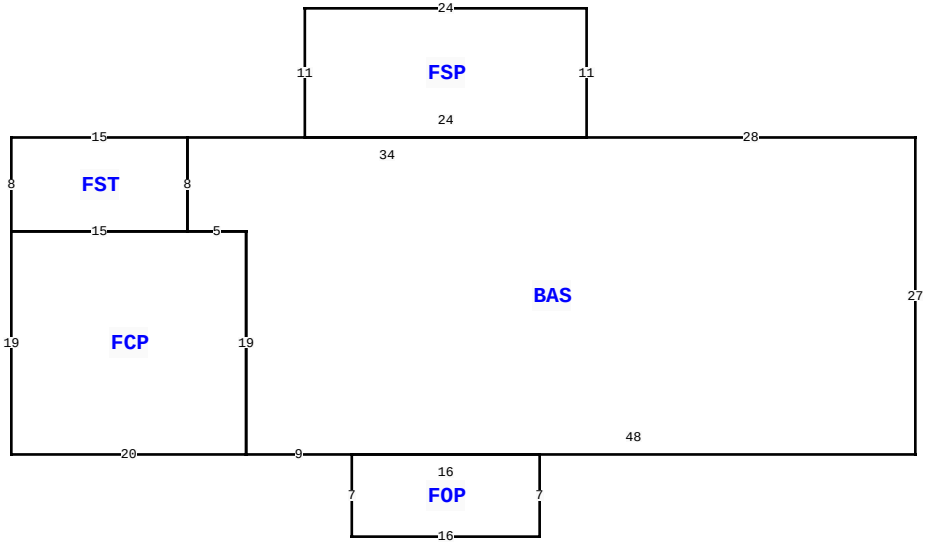
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	1,579	100		1,579	131,660
FCP	380	25		95	7,922
FOP	112	30		34	2,835
FSP	264	40		106	8,839
FST	120	55		66	5,503
TOTALS	2,455			1,880	156,758

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,880	116.6220	128.28	241,166	1980	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2019 Heated Area: 1579 HX Base Yr 2019



227 SE CUSTER WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	156,758
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	22,500
TOTAL MARKET VALUE	181,258
SOH/AGL Deduction	48,612
ASSESSED VALUE	132,646
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	81,235
TOTAL JUST VALUE	181,258
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	184,118

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044374	Remodel	7,039	05/09/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1536/1079	3/25/2025	LE	U	I	14	100
GRANTOR: HEWETT ELISA						
GRANTEE: HEWETT ELISA (ENH L						
1459/2362	2/09/2022	QC	U	I	11	100
GRANTOR: SMITH ELISA						
GRANTEE: HEWETT ELISA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 FSP= N11 W24 S11 E24$ W34 FST= W15 S8 E15 N8$ S8 FCP= W15 S19 E20 N19 W5$ E5 S19 E9 FOP= S7 E16 N7 W16$E48 N27$.

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	0	0	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	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							

REVIEW DATE 05/23/2022 BY TW Total Acres: 0.50 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 11/17/2026 BY SYS