POB, N 140 FT, W 210 FT, N 367.9 FT, S 234.36 FT, E 9.09 FT, S 27 FT TO POB, EX BEG NE COR OF LOT

WILSON WEDWORTH
556 NW SCARBOROUGH LN
LAKE CITY, FL 32024

2027

09-4S-17-08301-047

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	9417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

235 SE WOODHAVEN ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 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	0
TOTAL MARKET OB/XF VALUE	1,600
TOTAL LAND VALUE - MARKET	29,436
TOTAL MARKET VALUE	31,036
SOH/AGL Deduction	0
ASSESSED VALUE	31,036
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	31,036
TOTAL JUST VALUE	31,036
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,036

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1438/218	5/20/2021	WD	Q	I	01	39,000
GRANTOR: WALTRIP GREGORY S						
GRANTEE: WILSON WEDWORTH						
1216/1602	6/14/2011	WD	U	I	18	100
GRANTOR: FLORIDA CREDIT UNION						
GRANTEE: GREGORY S & LISA H						

BUILDING NOTES

BUILDING DIMENSIONS

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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,600	

LAND DESCRIPTION

TOTAL OB/XF 1,600

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	0700	C	MISC RES	0		A-1	0.00	0.00	0.78	AC		1.00	1.00	0.85	8,000.00	6,800.00	5,304							
2	0000	C	VAC RES	0		A-1	0.00	0.00	0.87	AC		1.00	1.00	1.00	8,600.00	8,600.00	7,482							
3	0000	C	VAC RES	0		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: 1.99 Total Land Value: 29,436 Market: 0 Agricultural: 0 Common: 29,436 PRINTED 11/17/2026 BY SYS