

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	08 WD OR PLY 70				
Exterior Wall	21 STONE 30				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 80				
Interior Floor	06 VINYL ASB 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				
Architectural	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	9417.0800 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,601	100		1,601	133,484
FGR	552	55		304	25,346
FOP	28	30		8	667
FSP	220	40		88	7,337
TOTALS	2,401			2,001	166,834

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0% - 0									
Heated Area: 1601 HX Base Yr											

212 SE WOODHAVEN ST, LAKE CITY

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	0	16	82	UT	2.00	2.00	100	2004	2004	3	100	2,624	
3	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

TOTAL OB/XF 4,124

LAND DESCRIPTION												TOTAL OB/XF												
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	0100	C	SFR	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	166,834		
TOTAL MARKET OB/XF VALUE	4,124		
TOTAL LAND VALUE - MARKET	18,500		
TOTAL MARKET VALUE	189,458		
SOH/AGL Deduction	0		
ASSESSED VALUE	189,458		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	189,458		
TOTAL JUST VALUE	189,458		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	186,532		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1565/2765	4/10/2026	QC	U	I	11	100
GRANTOR: BROWN JOELLA						
GRANTEE: ANTHONY JOELLA L LI						
0772/0218	3/05/1993	WD	Q	I		57,900
GRANTOR: ANDREW KULIGOWSKI						
GRANTEE: JOELLA BROWN						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W38 S34 E8 S1 E16 N1 E6 FOP= E7 N4 W7 S4\$ N4 E7 FGR= S19 E23 N24 W23 S5\$ N5 E23 N15 FSP= N10 W22 S10 E22\$W22 N10\$.	