

LOT 20 BLK A WOODCREST S/D.
849-2118, WD 999-358, WD 1331-65

PAN XIU YING
138 SW GUTHRIE TER
LAKE CITY, FL 32024

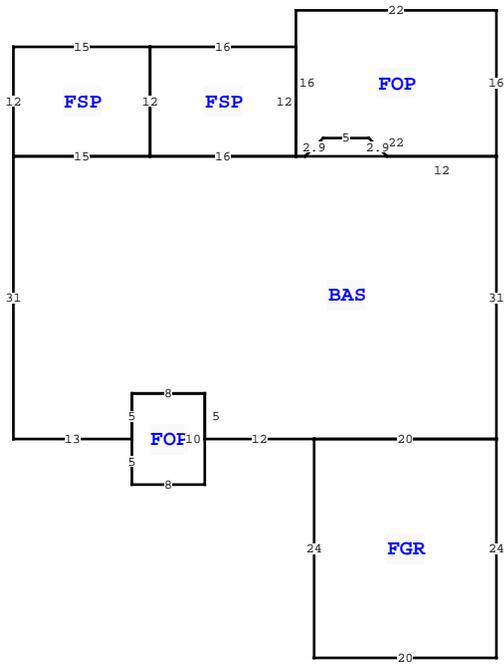
2026

11-4S-16-02905-120

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 50
Interior Floor	15 HARDTILE 50
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	06 06
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,160	125.9874	143.63	310,241	1997	1997	0	0	28.70	71.30

1 SINGLE FAM 100% - 2022 Heated Area: 1617 HX Base Yr 2022



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,617	100		1,617	165,594
FGR	480	55		264	27,036
FOP	80	30		24	2,458
FOP	352	30		106	10,855
FSP	180	40		72	7,373
FSP	192	40		77	7,886
TOTALS	2,901			2,160	221,202

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	100	0	1,231.00	UT	1.50	1.50	100	1997	1997	3	100	1,847	
2	0040	BARN, POLE	0	100	13	169.00	UT	2.50	2.50	100	1997	1997	3	100	423	
3	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
4	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	

TOTAL OB/XF											
3,870											

LAND DESCRIPTION																								
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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY																							
PAGE 1 of 1																							
VALUATION BY																							
STANDARD																							
Tax Group: 2																							
Tax Dist:																							
BUILDING MARKET VALUE																							
221,202																							
TOTAL MARKET OB/XF VALUE																							
3,870																							
TOTAL LAND VALUE - MARKET																							
35,000																							
TOTAL MARKET VALUE																							
260,072																							
SOH/AGL Deduction																							
31,036																							
ASSESSED VALUE																							
229,036																							
TOTAL EXEMPTION VALUE																							
HX HB																							
51,411																							
BASE TAXABLE VALUE																							
177,625																							
TOTAL JUST VALUE																							
260,072																							
NCON VALUE																							
0																							
INCOME VALUE																							
PREVIOUS YEAR MKT VALUE																							
259,300																							

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12645	SFR	260	06/12/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1414/0584	6/26/2020	WD Q	Q	I	01	205,000

GRANTOR: SAGE SAMBORN
GRANTEE: XIU YING PAN

1331/0656	2/16/2017	WD Q	Q	I	01	160,000
GRANTOR: ROBERT D & MICHELLE M GRANTEE: SAGE SAMBORN						

BUILDING NOTES											
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BUILDING DIMENSIONS											
FOP= N16 W22 S16 E22\$ BAS= W12 U2 L2 W5 L2 D2 W1 FSP= N12 W16 S12 E16\$ W16 FSP= N12 W15 S12 E15\$ W15 S31 E13 FOP= S5 E8 N10 W8 S5\$N5 E8 S5 E12 FGR= S24 E20 N24W20\$ E20 N31\$.											