LOT 22 BLK A WOODCREST S/D.

820-1902, 844-262, 876-1802, WD

LI YING/LIAO SHUFU
618 S MARION AVE STE 104
LAKE CITY, FL 32025

2027

11-4S-16-02905-122

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
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	06	06
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 06

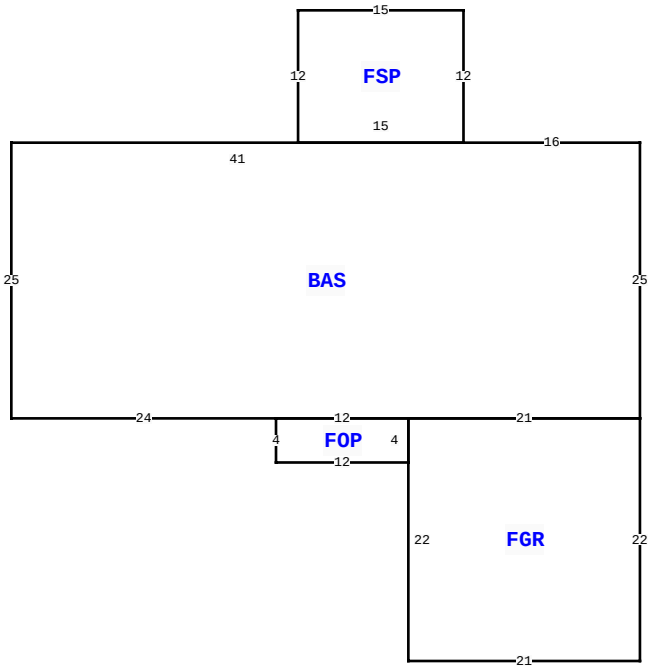
NEIGHBORHOOD/LOC 11416.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,425	100		1,425	140,321
FGR	462	55		254	25,011
FOP	48	30		14	1,378
FSP	180	40		72	7,090
TOTALS	2,115			1,765	173,801

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,765	122.4300	134.67	237,693	1996	2000	0	0	0	26.88	73.12

1 SINGLE FAM 0% - 0 Heated Area: 1425 HX Base Yr



180 SW GUTHRIE TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0	0	0	848.00	UT	2.00	2.00	100	1996	1996	3	100	1,696	
2	0169	FENCE/WOOD	0	0	0	0	250.00	UT	13.50	13.50	30	2009	2009	3	30	1,013	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	173,801
TOTAL MARKET OB/XF VALUE	3,909
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	212,710
SOH/AGL Deduction	0
ASSESSED VALUE	212,710
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	212,710
TOTAL JUST VALUE	212,710
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	215,872

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042379	Roof Replacement	11,200	07/21/2021
11051	SFR	240	04/18/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1389/2598	7/23/2019	WD	Q	I	01	155,000
GRANTOR: AMY LOUISE MULLER A/K						
GRANTEE: YING LI & SHUFU LIA						
1388/0564	6/26/2019	WD	U	I	11	100
GRANTOR: PAUL OSCAR MULLER						
GRANTEE: AMY LOUISE MULLER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FSP= N12 W15 S12 E15$ W41 S25 E24 FOP= S4 E12 N4 W12$ E12 FGR= S22 E21 N22 W21$ E21 N25$.

LAND DESCRIPTION

TOTAL OB/XF 3,909

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	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/11/2024 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS