LOT 50 BLK A WOODCREST S/D.

908-851, 952-1558, 980-2019, LE

CHARLES ROBERT EARL
114 SW NIFTY WAY
LAKE CITY, FL 32024

2027

11-4S-16-02905-150

BUILDING CHARACTERISTICS

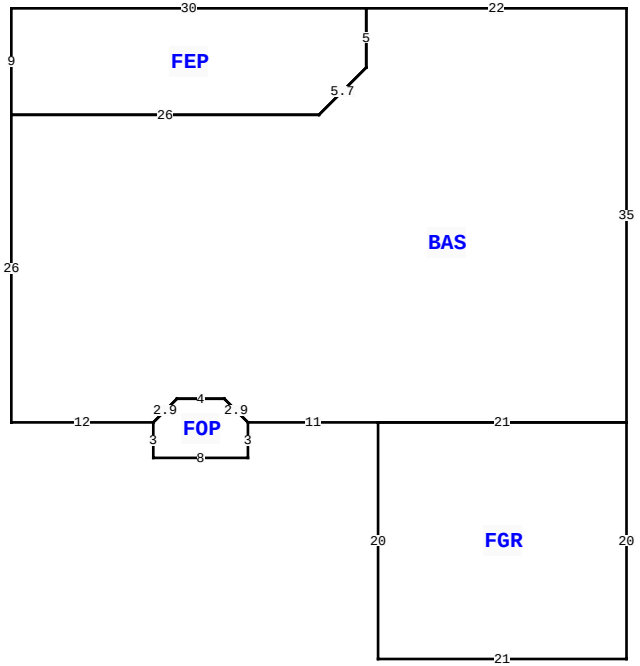
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	11416.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,546	100		1,546	131,324
FEP	262	80		210	17,838
FGR	420	55		231	19,622
FOP	36	30		11	935
TOTALS	2,264			1,998	169,719

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,998	112.2100	123.43	246,613	1996	1996	0	0	0	31.18	68.82

1 SINGLE FAM 100% - 2024 Heated Area: 1546 HX Base Yr 2024



114 SW NIFTY WAY, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	169,719
TOTAL MARKET OB/XF VALUE	10,812
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	215,531
SOH/AGL Deduction	0
ASSESSED VALUE	215,531
TOTAL EXEMPTION VALUE	HX HB 13 215,531
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	215,531
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	218,625

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051068	Generator	0	10/14/2024
10776	SFR	250	02/20/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1500/68	9/29/2023	WD	Q	I	01	279,000
GRANTOR: HUNT DARRELL W						
GRANTEE: CHARLES ROBERT EARL						
1353/2498	2/19/2018	LE	U	I	14	100
GRANTOR: JOYCE D & ROBERT E LO						
GRANTEE: DARRELL W & LARRY D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 FEP= W30 S9 E26 R4 U4 N5$ S5 D4 L4 W26 S26 E12 FOP= S3 E8 N3 U2 L2 W4 L2 D2 $ U2 R2 E4 R2 D2 E11 FGR= S20 E21 N20 W21$ E21 N35$.

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	954.00	UT	1.50	1.50	100	1996	1996	3	100	1,431	
2	0294	SHED WOOD/	0	100	12	14	168.00	UT	7.50	7.50	100	1996	1996	3	100	1,260	
3	0166	CONC,PAVMT	0	100	12	54	648.00	UT	2.00	2.00	100	1996	1996	3	100	1,296	
4	0080	DECKING	0	100	0	0	300.00	UT	7.50	7.50	50	2009	2009	3	50	1,125	
5	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

LAND DESCRIPTION

TOTAL OB/XF 10,812

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	35,000.00	35,000.00	35,000							

REVIEW DATE 03/06/2026 BY robin Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS