LOT 57 BLK A WOODCREST S/D.
820-372, 892-1552,1553, CT 985-1

WHITLEY DONOVAN GLENN
203 SW TRUFFLES GLN
LAKE CITY, FL 32024

2027

11-4S-16-02905-157

BUILDING CHARACTERISTICS

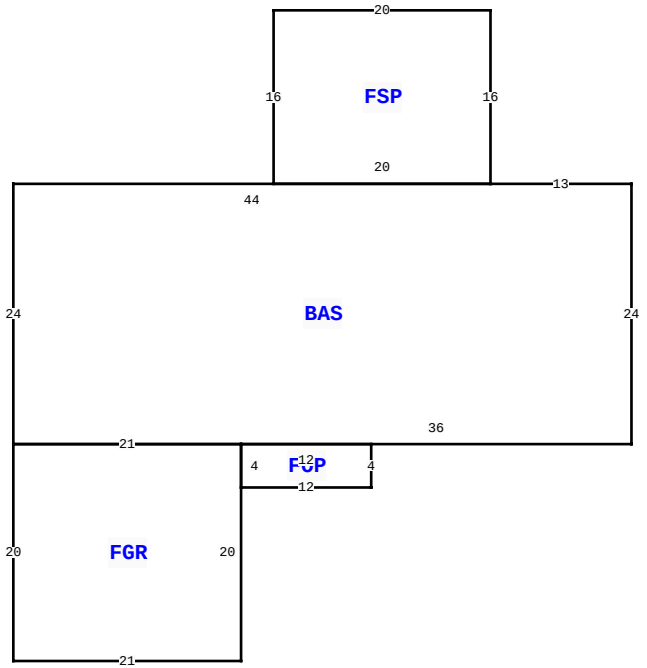
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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	1,368	100		1,368	158,010
FGR	420	55		231	26,682
FOP	48	30		14	1,617
FSP	320	40		128	14,785
TOTALS	2,156			1,741	201,093

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,741	131.2500	144.38	251,366	1999	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2025 Heated Area: 1368 HX Base Yr 2025



203 SW TRUFFLES GLN, LAKE CITY

BLD DATE		LGL DATE	04/03/2025 MLU
XF DATE		LAND DATE	
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	100	0	0	845.00	UT	1.50	1.50	100	1999	1999	3	100	1,268	
2	0120	CLFENCE 4	0	100	0	0	90.00	UT	6.50	6.50	100	2009	2009	3	100	585	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		201,093
TOTAL MARKET OB/XF VALUE		2,553
TOTAL LAND VALUE - MARKET		43,750
TOTAL MARKET VALUE		247,396
SOH/AGL Deduction		0
ASSESSED VALUE		247,396
TOTAL EXEMPTION VALUE	HX HB WR	56,411
BASE TAXABLE VALUE		190,985
TOTAL JUST VALUE		247,396
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		251,045

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15996	SFR	235	09/01/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/707	6/20/2023	WD	Q	I	01	305,900
GRANTOR: SMITH SONIA M						
GRANTEE: WHITLEY DONOVAN GLE						
1347/2224	11/07/2017	WD	Q	I	01	164,000
GRANTOR: BEVERLY W UPTHEGROVE						
GRANTEE: SONIA M SMITH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FSP= N16 W20 S16 E20$ W44 S24 FGR= S20 E21 N20 W21$ E21 FOP= S4 E12 N4 W12$ E36 N24$.

LAND DESCRIPTION

TOTAL OB/XF 2,553

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	1.25	35,000.00	43,750.00	43,750							

REVIEW DATE 01/10/2024 BY KS Total Acres: 1.30 Total Land Value: 43,750 Market: 0 Agricultural: 0 Common: 43,750 PRINTED 11/16/2026 BY SYS