

LOT 42 WOODCREST S/D UNIT 2.
ORB 803-1853, 952-1689, (DC
1219-2598;MARCELLO TONIETTO),

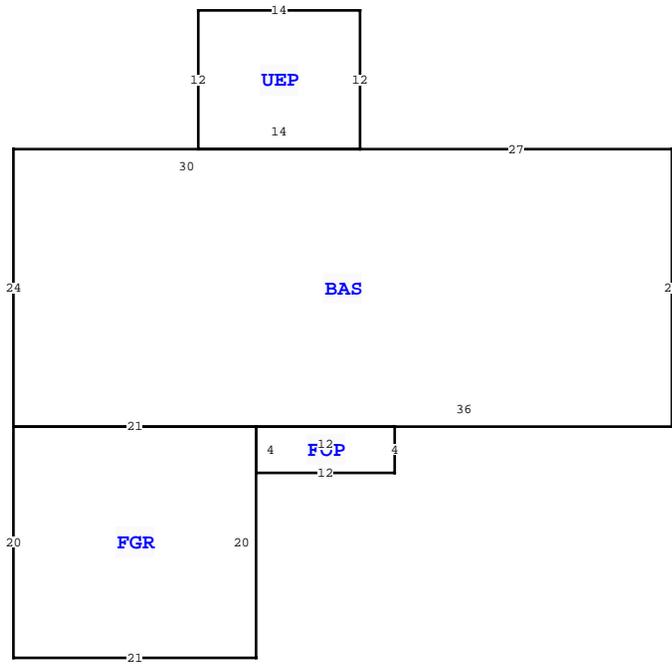
BROWN KENNETH W/BROWN CAROLYN E
181 SW WOODVIEW WAY
LAKE CITY, FL 32024

2026

11-4S-16-02905-342

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
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	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
BAS	1,368	100	
FGR	420	55	
FOP	48	30	
UEP	168	60	
TOTALS	2,004		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2014								
Heated Area: 1368						HX Base Yr 2014					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			167,807
TOTAL MARKET OB/XF VALUE			6,427
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			209,234
SOH/AGL Deduction			75,559
ASSESSED VALUE			133,675
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			32,264
TOTAL JUST VALUE			209,234
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			211,642

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19506	SFR	252	05/03/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1267/1979	12/30/2013	WD	Q	I	01	126,000
GRANTOR: CAROL TONIETTO						
GRANTEE: KENNETH W & CAROLYN						
0952/1689	5/02/2002	WD	P	V	99	19,900
GRANTOR: PETER W GIEBEIG						
GRANTEE: MARCELLO R & CAROL						

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	0			871.00	2.00	2002	2002	3	100	1,742	
2	0294	SHED WOOD/	0	100	10	12			120.00	7.50	2002	2002	3	100	900	
3	0120	CLFENCE 4	0	100	0	0			90.00	6.50	2009	2009	3	100	585	
4	0169	FENCE/WOOD	0	100	0	0			1.00	0.00	2014	2014	3	100	1,200	
5	0252	LEAN-TO W/	0	100	0	0			1.00	500.00	2024	2023		100	500	
6	0070	CARPORT UF	0	100	0	0			1.00	1,500.00	2024	2023		100	1,500	

TOTAL OB/XF												6,427					
181 SW WOODVIEW WAY, LAKE CITY																	
BLD DATE				LGL DATE				LAND DATE		04/14/2026		MLU					
XF DATE				AG DATE													
INC DATE																	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W27 UEP= N12 W14 S12 E14\$ W30 S24 FGR= S20 E21 N20 W21\$ E21 FOP= S4 E12 N4 W12\$ E36 N24\$.											

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							