

LOT 55 WOODCREST S/D UNIT 2.
803-1853, 856-619, 970-1809, WD

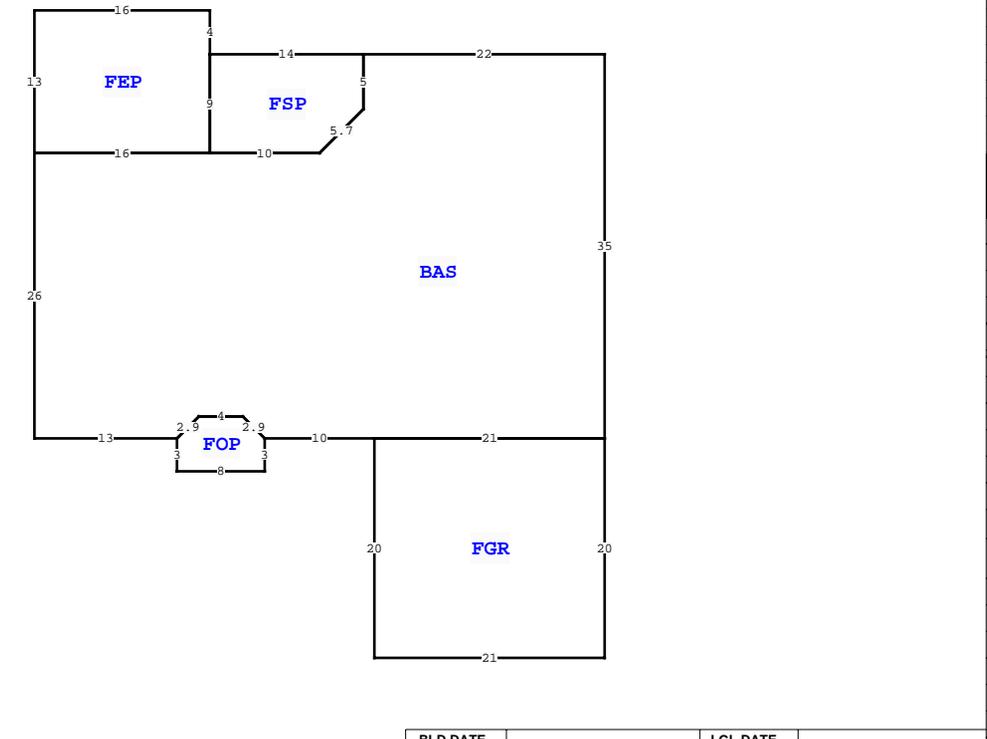
LEBONNE PATSY L
147 SW HUNTSVIEW WAY
LAKE CITY, FL 32024

2026

11-4S-16-02905-355

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	15 HARDTILE 30
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,001	119.4930	133.83	267,794	1998	1998		0	0	27.00	73.00



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
05	05	0100	SINGLE FAMILY		06	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	151,038		
FEP	208	80		166	16,218		
FGR	420	55		231	22,568		
FOP	36	30		11	1,075		
FSP	118	40		47	4,592		
TOTALS	2,328			2,001	195,490		

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	1,489.00	UT	2.00	2.00	100	1998	1998	3	100	2,978	
2	0280	POOL R/CON	0	100	12	22	264.00	UT	70.00	70.00	100	2008	2008	3	58	10,718	
3	0282	POOL ENCL	0	100	26	32	832.00	UT	15.00	15.00	100	2008	2008	3	40	4,992	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	

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

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY			STANDARD	
VALUATION BY			STANDARD	
Tax Group: 2			Tax Dist:	
BUILDING MARKET VALUE			195,490	
TOTAL MARKET OB/XF VALUE			19,488	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			249,978	
SOH/AGL Deduction			89,900	
ASSESSED VALUE			160,078	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			108,667	
TOTAL JUST VALUE			249,978	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			253,211	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27026	POOL ENCL	80	05/20/2008
26934	POOL	205	04/17/2008
13547	SFR	285	01/22/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1049/1090	6/16/2005	WD Q	Q	I		157,500
GRANTOR: JAMES & GREGORY B HAL						
GRANTEE: FRANCIS G & PATSY L						
1044/2025	4/29/2005	WD Q	Q	I	06	100
GRANTOR: ROBERTA K HALL						
GRANTEE: JAMES & GREGORY B H						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W16 S26 E13 FOP= S3 E8 N3 U2 L2 W4 L2 D2 \$ U2 R2 E4 R2 D2 E10 FGR= S20 E21 N20 W21\$ E21 N35 W22 FSP= W14 FEP= N4 W16 S13 E16 N9\$ S9 E10 R4 U4 N5\$ S5 D4 L4 W10\$.												

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								