

LOT 58 WOODCREST S/D UNIT 2.
 ORB 803-1853, 863-683,
 967-2114 & WD 1268-1218

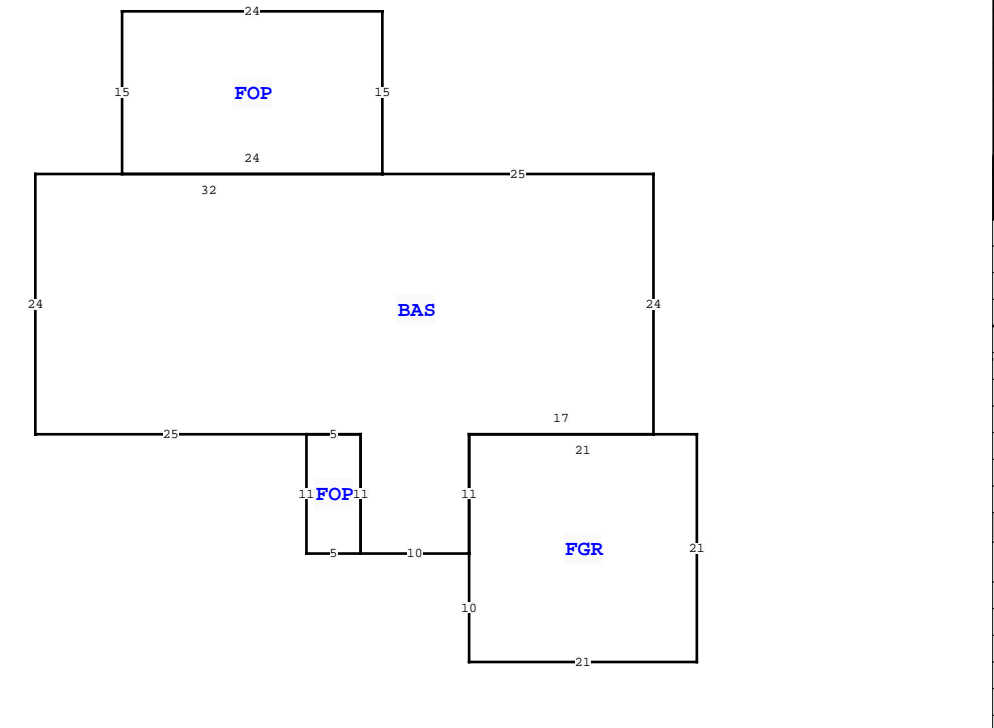
FLEGERT DANIEL L
 449 SW WOODCREST DR
 LAKE CITY, FL 32024-1123

2026

11-4S-16-02905-358

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	80
Interior Floor	15	HARDTILE	20
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/	

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% - 2015		129.96	239,776	1998	1998	0	0	29.03	70.97
Heated Area: 1478 HX Base Yr 2015											



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,478	100		1,478	136,320
FGR	441	55		243	22,412
FOP	55	30		16	1,475
FOP	360	30		108	9,961
TOTALS	2,334			1,845	170,169

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	1,323.00	UT	1.50	1.50	100	1998	1998	3	100	1,985	
2	0120	CLFENCE 4	0	100	0	0	400.00	UT	4.50	4.50	100	1998	1998	3	100	1,800	
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	1998	1998	3	100	400	
4	0070	CARPORT UF	0	100	14	20	280.00	UT	2.00	2.00	100	2009	2009	3	100	560	
5	0296	SHED METAL	0	100	10	16	160.00	UT	11.00	11.00	70	2009	2009	3	70	1,232	

TOTAL OB/XF												5,977												
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							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 2				Tax Dist:	
BUILDING MARKET VALUE				170,169	
TOTAL MARKET OB/XF VALUE				5,977	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				211,146	
SOH/AGL Deduction				75,252	
ASSESSED VALUE				135,894	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				84,483	
TOTAL JUST VALUE				211,146	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				213,736	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13630	SFR	260	02/12/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1268/1218	1/17/2014	WD Q	Q	I	01	136,000
GRANTOR: VIRGINIA CHAUNCEY & C						
GRANTEE: DANIEL L FLEGERT						
0967/2114	11/15/2002	WD Q	Q	I		106,900
GRANTOR: EDWARD J & PENELOPE A						
GRANTEE: VIRGINIA CHAUNCEY						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W25 FOP= N15 W24 S15 E24\$ W32 S24 E25 FOP= S11 E5 N11 W5\$ E5 S11 E10 FGR= S10 E21 N21 W21 S11\$ N11 E17 N24\$.	