LOT 7 BLOCK B OAKHAVEN S/D.

722-492, 872-1776, 872-1776, DC

THEISS SHIRLEY A
388 NW DOGWOOD TER
LAKE CITY, FL 32055-7919

2027

12-3S-15-00167-022

BUILDING CHARACTERISTICS

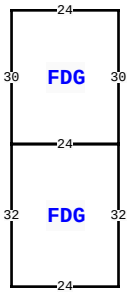
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	12315.010	1.00/

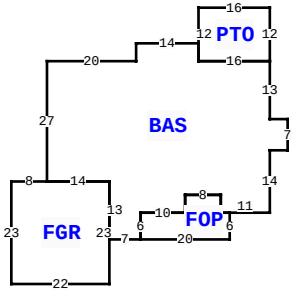
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100		1,696	150,092
FDG	720	60		432	38,231
FDG	768	60		461	40,797
FGR	506	55		278	24,603
FOP	152	30		46	4,071
PTO	192	5		10	885
TOTALS	4,034			2,923	258,678

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,923	123.7720	136.15	397,966	1990	1990	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2001 Heated Area: 1696 HX Base Yr 2001





388 NW DOGWOOD TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1990	1990	3	100	1,500	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		258,678
TOTAL MARKET OB/XF VALUE		10,000
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		328,678
SOH/AGL Deduction		130,042
ASSESSED VALUE		198,636
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		142,225
TOTAL JUST VALUE		328,678
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		333,371

XFOB:2:1: 5198 FT CONCRETE.

SALE:1:1: LOT 7, BLOCK B, OAKHAVEN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051092	Generator	0	10/15/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1556/2683	12/09/2025	LE	U	I	14	100
GRANTOR: THEISS SHIRLEY (ENH L						
GRANTEE: ROOSSETER TAMMY LYN						
0872/1776	1/08/1999	WD	Q	I		151,000
GRANTOR: LAWSON						
GRANTEE: THEISS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W14 S4 W20 S27 E14 S13 E7 N6 E10 N4 E8 S4 E11 N14 E4 N7 W4 N13 W16 N4 $
FDG=[ORIG=0,-30] N32 W24 S32 E24 $
FDG=[ORIG=0,-62] N30 W24 S30 E24 $
FGR=[ORIG=-34,31] W8 S23 E22 N23 W14 $
PTO=[ORIG=16,4] N12 W16 S12 E16 $
FOP=[ORIG=-13,44] E20 N6 W2 N4 W8 S4 W10 S6 $
.

LAND DESCRIPTION

TOTAL OB/XF 10,000

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	60,000.00	60,000.00	60,000							

REVIEW DATE 03/06/2026 BY robin Total Acres: 4.01 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/16/2026 BY SYS