LOT 16 BLOCK B OAKHAVEN S/D UNIT
876-1461, 926-865, WD 1397-2204,

KEITH CHARLES G/KEITH MISCHAEL R
699 NW DOGWOOD TER
LAKE CITY, FL 32055

2027

12-3S-15-00167-223

BUILDING CHARACTERISTICS

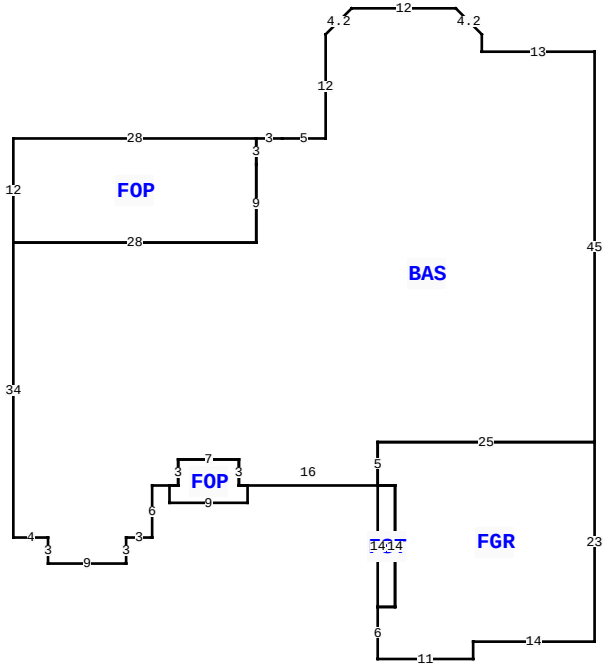
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	32	HARDIE BRD 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	12315.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,712	100		2,712	288,124
FGR	569	55		313	33,253
FOP	39	30		12	1,275
FOP	336	30		101	10,730
FST	28	55		15	1,594
TOTALS	3,684			3,153	334,976

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,153	127.0797	139.79	440,758	2001	2001	0	0	0	24.00	76.00

1 SINGLE FAM 100% - 2020 Heated Area: 2712 HX Base Yr 2020



699 NW DOGWOOD TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	334,976
TOTAL MARKET OB/XF VALUE	64,493
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	459,469
SOH/AGL Deduction	169,742
ASSESSED VALUE	289,727
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	238,316
TOTAL JUST VALUE	459,469
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	465,555

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053092	Storage Building	13,174	05/12/2025
000046056	Screen Enclosure	16,000	12/07/2022
000045087	Swimming Pool and	48,000	08/02/2022
18333	SFR	476	05/30/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1407/0670	2/20/2020	WD	U	I	30	100
GRANTOR: CHARLES G & MISCHAEL						
GRANTEE: CHARLES G & MISCHAE						
1397/2204	10/24/2019	WD	Q	I	01	315,000
GRANTOR: DONALD W & JUDITH M W						
GRANTEE: CHARLES G & MISCHAE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 N2 U3 L3 W12 L3 D3 S12 W5 /W3/FOP= W28 S12 E28 N9 /N3/$ /S3/ S9 W28 S34 E4 S3 E9 N3 E3 N6 E2 FOP= S2 E9 N2 W1 N3 W7 S3 W1$ E1 N3 E7 S3 E16 FST= S14 E2 N14 W2$ FGR= E2 S14 W2 S6 E11 N2 E14 N23 W25 S5$ N5 E25 N45$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1,342.00	UT	1.50	1.50	100	2001	2001	3	100	2,013	
3	0296	SHED METAL	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2021	2020		100	1,000	
4	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2021	2020		70	4,200	
5	0280	POOL R/CON	0	100	15	27	405.00	UT	70.00	70.00	100	2023	2022		95	26,933	
6	0166	CONC,PAVMT	0	100	0	0	783.00	UT	3.00	3.00	100	2023	2022		100	2,349	
7	0214	GRN HOUSE	0	100	0	0	1.00	UT	600.00	600.00	100	2023	2022		100	600	
8	0030	BARN,MT	0	100	0	0	1.00	UT	11,250.00	11,250.00	100	2026	2025		100	11,250	
9	0282	POOL ENCL	0	100	0	0	1,049.00	UT	15.00	15.00	100	2026	2025		95	14,948	

LAND DESCRIPTION

TOTAL OB/XF 64,493

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 03/19/2026 BY robin Total Acres: 4.03 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/16/2026 BY SYS