LOT 34 CREEKSIDE S/D.

WD 1036-520, WD 1418-1084, DC 15

EKL VENTURES, LLC
288 SW INWOOD CT
LAKE CITY, FL 32025

2027

12-4S-16-02939-134

BUILDING CHARACTERISTICS

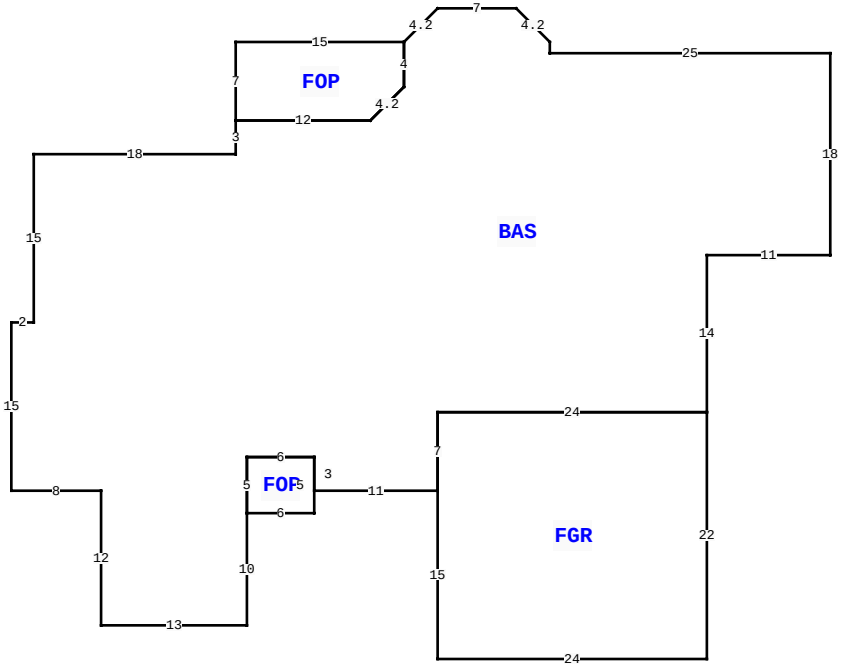
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2 100
Frame	02	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	12416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,334	100		2,334	243,539
FGR	528	55		290	30,260
FOP	30	30		9	939
FOP	101	30		30	3,131
TOTALS	2,993			2,663	277,869

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,663	117.1100	128.82	343,048	2006	2006	0	0	0	19.00	81.00

1 SINGLE FAM 100% - 2025 Heated Area: 2334 HX Base Yr 2025



288 SW INWOOD CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	100	0	0	2,133.00	UT	2.50	2.50	100	2006	2006	3	100	5,333	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
3	0119	MASONRY WA	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
4	0060	CARPORT F	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,800.00	1,800.00	100	2024	2023		100	1,800	
6	0296	SHED METAL	0	100	0	0	1.00	UT	600.00	600.00	100	2024	2023		100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		277,869
TOTAL MARKET OB/XF VALUE		9,733
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		322,602
SOH/AGL Deduction		0
ASSESSED VALUE		322,602
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		266,191
TOTAL JUST VALUE		322,602
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		327,649

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053247	Roof Replacement	12,800	05/28/2025
23024	SFR	679	04/13/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1574/142	7/22/2026	WD	Q	I	01	425,000
GRANTOR: WINGET LAURIE D						
GRANTEE: EKL VENTURES, LLC						
1418/1084	8/28/2020	WD	Q	I	01	269,000
GRANTOR: WILLIAM B JR & EVENLY						
GRANTEE: BILL R & LAURIE D W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 N1 L3 U3 W7 D3 L3 FOP= W15 S7 E12 R3 U3 N4$ S4 D3 L3 W12 S3 W18 S15 W2 S15 E8 S12 E13 N10 FOP= E6 N5 W6 S5$ N5 E6 S3 E11 FGR= S15 E24 N22 W24 S7$ N7 E24 N14 E11 N18$.

LAND DESCRIPTION

TOTAL OB/XF 9,733

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

REVIEW DATE 06/30/2025 BY chuck Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS