LOT 45 CREEKSIDE S/D.

WD 1017-81.QD 1062-2195.

DUKES DEREK M/DUKES FELICIA
177 SW INWOOD CT
LAKE CITY, FL 32025

2027

12-4S-16-02939-145

BUILDING CHARACTERISTICS

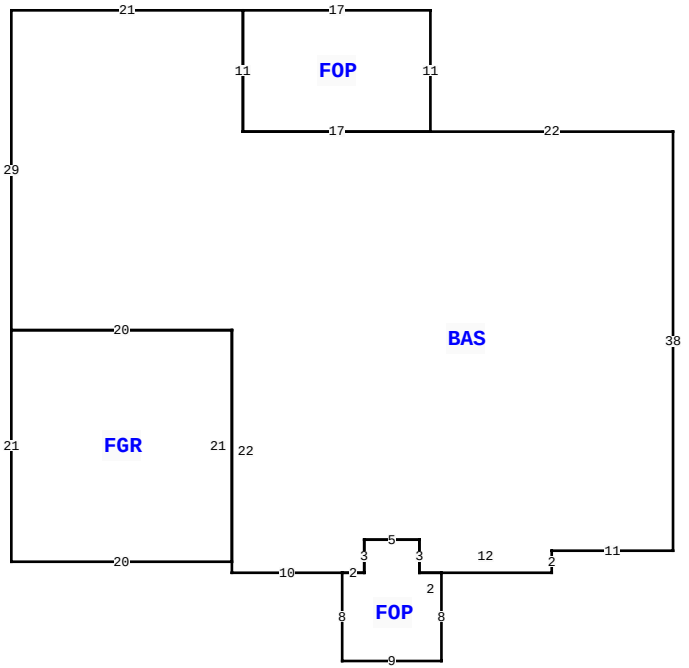
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	2,154	100		2,154	214,256
FGR	420	55		231	22,977
FOP	87	30		26	2,586
FOP	187	30		56	5,570
TOTALS	2,848			2,467	245,390

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,467	114.4640	125.91	310,620	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2005 Heated Area: 2154 HX Base Yr 2005



177 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	1,568.00	UT	2.00	2.00	100	2004	2004	3	100	3,136	
2	0130	CLFENCE 5	0	100	0	0	360.00	UT	7.50	7.50	100	2009	2009	3	100	2,700	
3	0031	BARN,MT AE	0	100	20	30	1.00	UT	0.00	0.00	100	2019	2019	3	100	6,500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		245,390
TOTAL MARKET OB/XF VALUE		12,336
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		292,726
SOH/AGL Deduction		94,662
ASSESSED VALUE		198,064
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		146,653
TOTAL JUST VALUE		292,726
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		297,189

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051481	Roof Replacement	17,300	11/13/2024
20947	SFR	374	08/04/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1017/0081	5/28/2004	WD	Q	I		172,000

GRANTOR: GIEBEIG PETER W

GRANTEE: DEREK M DUKES & FEL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 FOP= N11 W17 S11 E17$ W17 N11 W21 S29 FGR= S21 E20 N21 W20$ E20 S22 E10 FOP= S8 E9 N8 W2 N3 W5 S3 W2$ E2 N3 E5 S3 E12 N2 E11 N38$.

LAND DESCRIPTION

TOTAL OB/XF 12,336

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 12/26/2024 BY JS Total Acres: 0.73 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS