LOT 47 CREEKSIDE S/D.
WD 1038-1412, WD 1059-1508.

TURNER STACEY S
129 SW INWOOD CT
LAKE CITY, FL 32025

2027

12-4S-16-02939-147

BUILDING CHARACTERISTICS

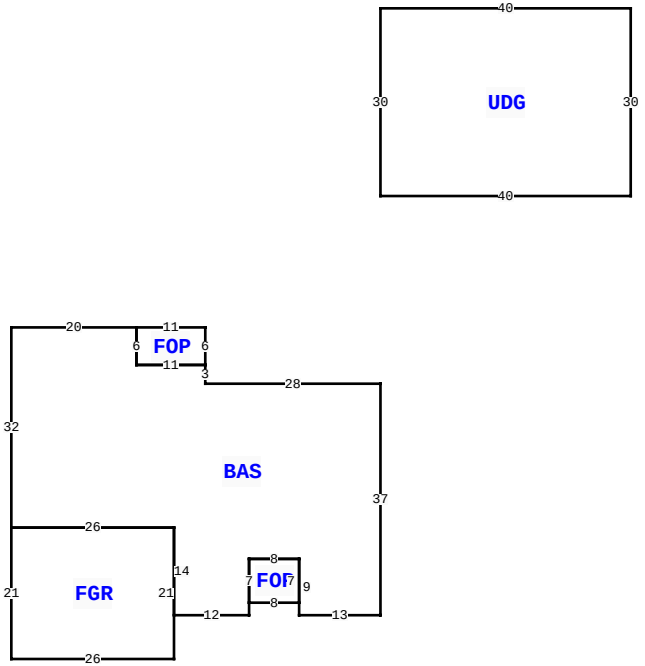
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
Frame	02	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	06	06
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	1,960	100		1,960	218,893
FGR	546	55		300	33,504
FOP	56	30		17	1,898
FOP	66	30		20	2,234
UDG	1,200	55		660	73,709
TOTALS	3,828			2,957	330,238

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,957	126.9051	139.60	412,797	2005	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2006 Heated Area: 1960 HX Base Yr 2006



123 SW CREEKSIDE LN, 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	1,446.00	UT	2.50	2.50	100	2005	2005	3	100	3,615	
2	0166	CONC,PAVMT	0	100	0	0	990.00	UT	2.50	2.50	100	2009	2009	3	100	2,475	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	2,800	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
5	0280	POOL R/CON	0	100	0	0	643.00	UT	70.00	70.00	100	2011	2011	3	68	30,607	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2024	2023		85	5,100	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		330,238
TOTAL MARKET OB/XF VALUE		45,397
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		410,635
SOH/AGL Deduction		133,947
ASSESSED VALUE		276,688
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		225,277
TOTAL JUST VALUE		410,635
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		416,619

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056267	Roof Replacement	12,500	08/04/2026
000048210	Electrical Servic	0	09/20/2023
29094	POOL	225	12/22/2010
23110	SFR	565	05/06/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1059/1508	9/22/2005	WD	Q	I		199,900
GRANTOR: BEDENBAUGH						
GRANTEE: STACEY S TURNER						
1038/1412	2/18/2005	WD	Q	V		28,900
GRANTOR: PETER W GIEBEIG						
GRANTEE: KEVIN L BEDENBAUGH						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 N3 FOP= N6 W11 S6 E11$ W11 N6 W20 S32 FGR= S21 E26 N21 W26$ E26 S14 E12 N2 FOP= E8 N7 W8 S7 $ N7 E8 S9 E13 N37$ PTR= N30 UDG= E40 N30 W40 S30$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 45,397

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 12/07/2023 BY TW Total Acres: 0.68 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS