LOT 74 CALLAWAY S/D PHASE 3.

WD 1025-514, WD 1060-2738, WD 15

WOODS CODY LEE/WOODS LINDSEY BETH
235 SW STAFFORD CT
LAKE CITY, FL 32024

2027

15-4S-16-03023-374

BUILDING CHARACTERISTICS

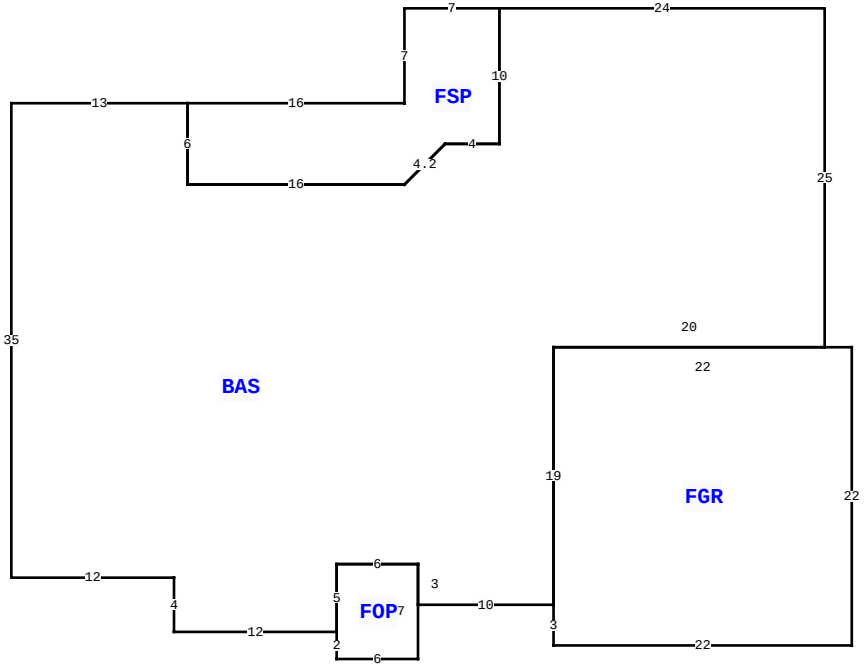
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		15416.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,869	100		1,869	183,282
FGR	484	55		266	26,085
FOP	42	30		13	1,275
FSP	171	40		68	6,669
TOTALS	2,566			2,216	217,310

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,216	123.8193	136.20	301,819	2005	2005	0	0	0	28.00	72.00

1 SINGLE FAM 100% - 2026 Heated Area: 1869 HX Base Yr 2026



235 SW STAFFORD CT, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
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	0169	FENCE/WOOD	0	100	39	8	312.00	UT	10.00	10.00	75	2005	2005	3	75	2,340	
2	0166	CONC,PAVMT	0	100	0	0	1,746.00	UT	2.50	2.50	100	2005	2005	3	100	4,365	
3	0280	POOL R/CON	0	100	14	24	336.00	UT	70.00	70.00	100	2006	2006	3	51	11,995	
4	0282	POOL ENCL	0	100	24	36	864.00	UT	15.00	15.00	100	2006	2006	3	40	5,184	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	217,310
TOTAL MARKET OB/XF VALUE	24,184
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	276,494
SOH/AGL Deduction	0
ASSESSED VALUE	276,494
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	225,083
TOTAL JUST VALUE	276,494
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	280,451

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047767	Roof Replacement	20,000	07/27/2023
24952	POOL ENCL	105	09/09/2006
24792	POOL	175	07/27/2006
22714	SFR	570	01/20/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1527/1577	11/14/2024	WD	Q	I	01	350,000
GRANTOR: ALEXANDER BRIAN						
GRANTEE: WOODS CODY LEE						
1060/2738	10/04/2005	WD	Q	I		204,900
GRANTOR: BAUHUS INC						
GRANTEE: BRIAN & JERE ALEXAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FSP= W7 S7 W16 S6 E16 R3 U3 E4 N10$ S10 W4 D3 L3 W16 N6 W13 S35 E12 S4 E12 FOP= S2 E6 N7 W6 S5$ N5 E6 S3 E10 FGR= S3 E22 N22 W22 S19$ N19 E20 N25$.

LAND DESCRIPTION

TOTAL OB/XF 24,184

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	35,000.00	35,000.00	35,000							

REVIEW DATE 01/31/2025 BY TP Total Acres: 0.59 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS