

COMM SE COR OF SEC, RUN W 1720.2 FT, NE 281.45 FT, SE 512.44 FT F SE 110 FT, SW 210 FT, NW 176.74

WOOD JIMMY
118 SW WISDON WAY
LAKE CITY, FL 32025

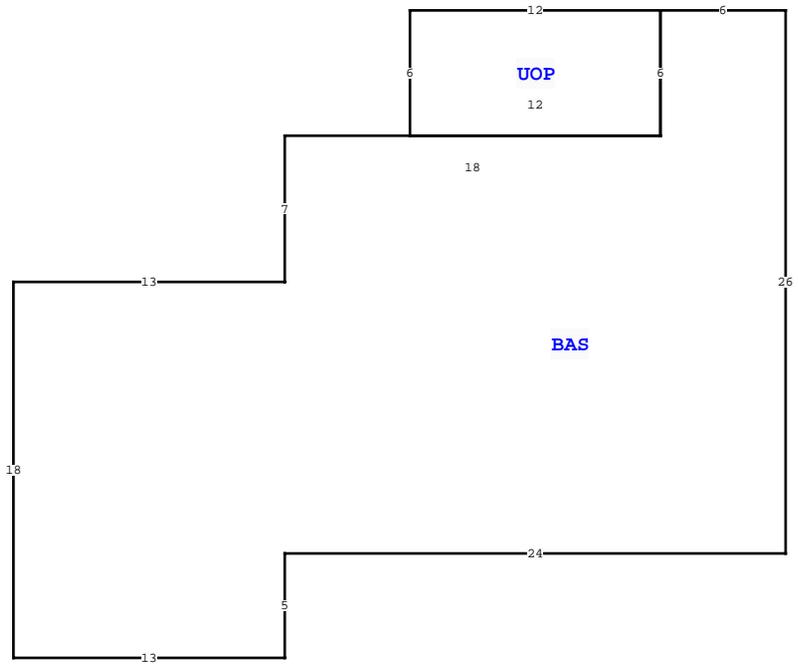
2026

16-4S-17-08378-000



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
03	BELOW AVG. 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
13	LAM/VNLPLK 80				
14	CARPET 20				
02	WINDOW 100				
03	FORCED AIR 100				
2	100				
1	100				
01	NONE 100				
1.	1. 100				
05	CONV 100				
0	100				
02	02 100				
01	01 100				
04	04				
0100	SINGLE FAMILY				
06					
16417.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	750	100		750	46,937
UOP	72	20		14	876
TOTALS	822			764	47,813

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	764	84.4569	96.28	73,558	1945	1945	0	0	35.00	65.00
1 SINGLE FAM 0% - 2025 Heated Area: 750 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			47,813
TOTAL MARKET OB/XF VALUE			1,000
TOTAL LAND VALUE - MARKET			10,596
TOTAL MARKET VALUE			59,409
SOH/AGL Deduction			0
ASSESSED VALUE			59,409
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			59,409
TOTAL JUST VALUE			59,409
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			58,570

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1506/2676	1/23/2024	WD Q	Q	I	01	65,000
GRANTOR: MONTPETIT CAITLINRAE						
GRANTEE: WOOD JIMMY						
1479/1759	11/18/2022	WD U	U	I	11	100
GRANTOR: MONTPETIT JOSEPH D II						
GRANTEE: MONTPETIT CAITLINRA						

EXTRA FEATURES																
L N	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	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	1,000	

TOTAL OB/XF												1,000				
1770 SE COUNTY ROAD 252 , LAKE CITY																
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W6 UOP= W12 S6 E12 N6\$ S6 W18 S7 W13 S18 E13 N5 E24 N26\$.											

LAND DESCRIPTION												TOTAL OB/XF												1,000				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		A-1	0.00	0.00	0.57	AC		1.00	1.00	1.43	13,000.00	18,590.00	10,596											