

LOT 7 WOODLAND NORTH S/D.  
456-92, 674-794, 701-666, DC 770

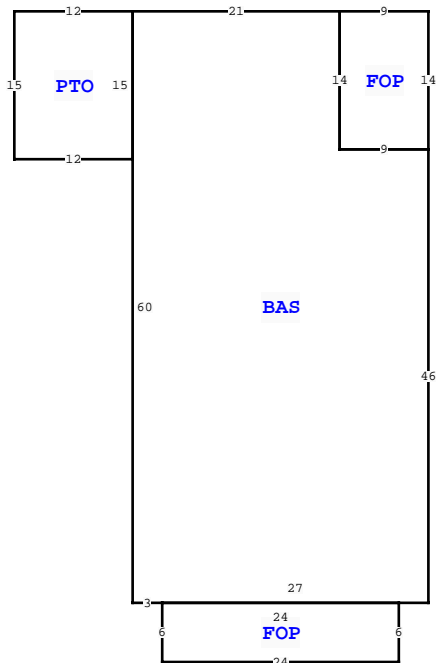
CORSON KERI ANN  
6691 59TH DR  
LIVE OAK, FL 32060

**2026**

16-4S-17-08382-207  
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ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 90
Exterior Wall	08	WD OR PLY 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 50
Interior Floor	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	2013									Heated Area: 1674	HX Base Yr 2013



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,674	100		1,674	140,452
FOP	126	30		38	3,188
FOP	144	30		43	3,608
PTO	180	5		9	755
<b>TOTALS</b>	<b>2,124</b>			<b>1,764</b>	<b>148,003</b>

455 SE ANASTASIA ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE		148,003		
TOTAL MARKET OB/XF VALUE		1,500		
TOTAL LAND VALUE - MARKET		22,500		
TOTAL MARKET VALUE		172,003		
SOH/AGL Deduction		77,669		
ASSESSED VALUE		94,334		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		42,923		
TOTAL JUST VALUE		172,003		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		168,003		

SALE:3:1: LOT 7 WOODLAND NORTH.  
SALE:2:1: PLACEMENT FIRM FOR EMPLOYEES  
SALE:1:1: LOT 7 WOODLAND NORTH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1560/1162	2/05/2026	QC	U	I	11	100	
GRANTOR: TITTERINGTON JULIE AN							
GRANTEE: CORSON KERI ANN							
1235/2043	5/28/2012	WD	Q	I	01	88,000	
GRANTOR: NANCY M GILL							
GRANTEE: JULIE AN TITTERINGT							

EXTRA FEATURES	
L N	OB/XF CODE
1	0190
2	0120

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W21 PTO= W12 S15 E12 N15\$ S60 E3 FOP= S6 E24 N6 W24\$ E27 N46 FOP= N14 W9 S14E9\$ W9 N14\$.	

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

LAND DESCRIPTION		TOTAL OB/XF																						
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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							