

LOT 8 COUNTRY LAKE IN WOODBOROUGH
WD 1128-413, LE 1562-2680

MCNEILL RUBY E/MCNEILL BERTHA NAN TYLER
P O BOX 3697
LAKE CITY, FL 32056-3697

2026

22-3S-16-02267-108
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET 70	
Interior Floor	15	HARDTILE 30	
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Architectual	05	CONV	100
Units		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,907	100	
FDG	512	60	
FGR	744	55	
FOP	180	30	
FSP	216	40	
TOTALS	4,559		

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%	- 2009		543,302	2008	2008	0	0	17.00	83.00
Heated Area: 2907											
HX Base Yr 2009											

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		450,941
TOTAL MARKET OB/XF VALUE		8,763
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		494,704
SOH/AGL Deduction		166,802
ASSESSED VALUE		327,902
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		276,491
TOTAL JUST VALUE		494,704
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		492,140

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26532	GARAGE	125	12/19/2007
26304	SFR	860	10/01/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1562/2680	3/10/2026	LE U	I	14		100
GRANTOR: MCNEILL RUBY E						
GRANTEE: MCNEILL RUBY E (ENH)						
1128/0413	8/13/2007	WD U	V	09		69,000
GRANTOR: MS, DM & BL LLC						
GRANTEE: RUBY & NAN MCNEILL						

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	100	0	0		3.00	100	2008	2008	3	100	8,763	

TOTAL OB/XF											
8,763											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W7 N6 W14 FSP= N6 W18 S12 E18 N6\$ S6 W18 N6 W13 N11 W2 L3 U3 W7 D3 L3 W2 S28 W2 S11 E2 S8 FGR= S30 E12 S2 E12 N32 W24\$ E24 S6 FOP= S6 E13 S2 E11 N8 W2 N2 W7 S2 W15\$ E15 N2 E7 S2 E10 S6 E13 N42\$ PTR= E40 FDG= E16 N32 W16 S32\$ W40\$.											

LAND DESCRIPTION																								
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							