LOT 42 COUNTRY LAKE IN WOODBOROU

WD 1142-1465, WD 1358-2384, WD 1

BIELLING ZACHARY M/BIELLING ASHLIE T
322 NW COUNTRY LAKE DR
LAKE CITY, FL 32055

2027

22-3S-16-02267-142

BUILDING CHARACTERISTICS

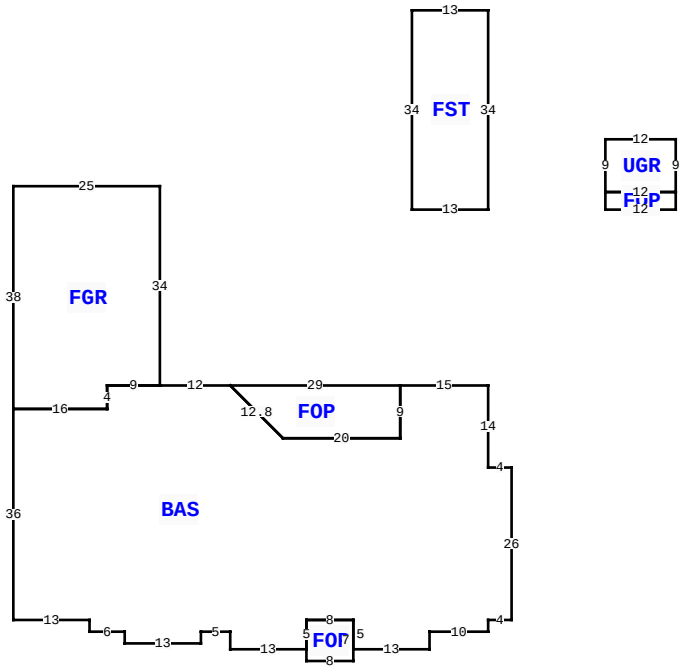
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4.5 100
Frame	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,284	100		3,284	398,253
FGR	914	55		503	60,999
FOP	36	30		11	1,334
FOP	56	30		17	2,061
FOP	221	30		66	8,004
FST	442	55		243	29,469
UGR	108	45		49	5,942
TOTALS	5,061			4,173	506,063

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,173	131.2410	144.37	602,456	2009	2009	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2021 Heated Area: 3284 HX Base Yr 2021



322 NW COUNTRY LAKE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		506,063
TOTAL MARKET OB/XF VALUE		67,553
TOTAL LAND VALUE - MARKET		43,750
TOTAL MARKET VALUE		617,366
SOH/AGL Deduction		21,178
ASSESSED VALUE		596,188
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		544,777
TOTAL JUST VALUE		617,366
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		626,550

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043655	Screen Enclosure	14,000	02/04/2022
000043386	Electrical Servic		12/14/2021
000042954	Swimming Pool and	75,000	10/13/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1414/1173	6/26/2020	WD	Q	I	01	479,000
GRANTOR: THOMAS SALVUCCI						
GRANTEE: ZACHARY M & ASHLIE						
1358/2384	4/30/2018	WD	Q	I	01	435,000
GRANTOR: MICHARL C & STEPHANIE						
GRANTEE: THOMAS SALVUCCI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FOP= W29 D9 R9 E20 N9$ S9 W20 L9 U9 W12 FGR= N34 W25 S38 E16 N4 E9 $ W9 S4 W16 S36 E13 S2 E6 S2 E13 N2 E5 S3 E13 FOP= S2 E8 N7 W8 S5$ N5 E8 S5 E13 N3 E10 N2 E4 N26 W4 N14$ PTR= N30 FST= N34 W13 S34 E13$ S30$ PTR= N30 E20 FOP= E12 N3 UGR= N9 W12 S9 E12$ W12 S3$ S30 W20$.

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	3,597.00	UT	2.50	2.50	100	2009	2009	3	100	8,993	
2	0280	POOL R/CON	0	100	16	38	608.00	UT	70.00	70.00	100	2023	2022		95	40,432	
3	0282	POOL ENCL	0	100	32	42	1,344.00	UT	15.00	15.00	100	2023	2022		80	16,128	
4	0297	SHED CONCR	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	

LAND DESCRIPTION

TOTAL OB/XF 67,553

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			0.00	0.00	1.00	LT		1.00	1.00	1.25	35,000.00	43,750.00	43,750							

REVIEW DATE 02/17/2023 BY KS Total Acres: 1.48 Total Land Value: 43,750 Market: 0 Agricultural: 0 Common: 43,750 PRINTED 11/16/2026 BY SYS