LT 33 WOODBOROUGH PHASE 1.
678-580, 794-1555, 867-2021,
WD 1421-874,

JONES CARLTON A/JONES GEORGIA C
1198 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2027

22-3S-16-02268-233

BUILDING CHARACTERISTICS

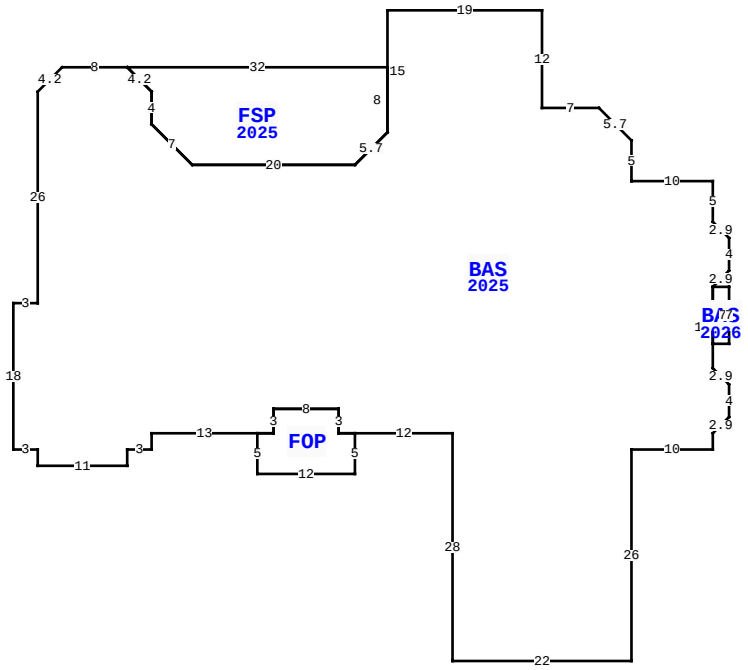
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	09	09
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		22316.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,069	100	2025	4,069	514,358
BAS	14	100	2026	14	1,770
FOP	84	30		25	3,161
FSP	332	40	2025	133	16,812
TOTALS	4,499			4,241	536,100

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,241	138.4578	152.30	645,904	1995	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2021 Heated Area: 4083 HX Base Yr 2021



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

1198 NW SCENIC LAKE DR, LAKE CITY

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	536,100
TOTAL MARKET OB/XF VALUE	45,486
TOTAL LAND VALUE - MARKET	99,000
TOTAL MARKET VALUE	680,586
SOH/AGL Deduction	116,618
ASSESSED VALUE	563,968
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	512,557
TOTAL JUST VALUE	680,586
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	690,337

XFOB:5:1: AROUND POOL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050312	Additions	119,135	07/09/2024
26031	ADDN SFR	153	07/18/2007
25592	POOL	170	03/05/2007
9829	POOL	140	06/12/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1421/0874	10/08/2020	WD	Q	I	01	600,000
GRANTOR: PARKS T & KATHLEEN C						
GRANTEE: CARLTON A & GEORGIA						
0867/2012	10/13/1998	WD	Q	I		316,000
GRANTOR: OWENS						
GRANTEE: JOHNSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2025;ORIG=10,10] W10 N5 U4L4 W7 N12 W19 S15 D4L4 W20 U5L5 N4 U3L3 W8 D3L3 S26 W3 S18 E3 S2 E11 N2 E3 N2 E13 E2 N3 E8 S3 E2 E12 S28 E22 N26 E10 N2 U2R2 N4 U2L2 N10 U2R2 N4 U2L2 N5 $
FSP=[YR=2025;ORIG=-30,-4] W32 D3R3 S4 D5R5 E20 U4R4 N8 $
FOP=[ORIG=-46,41] S5 E12 N5 W2 N3 W8 S3 W2 $
BAS=[YR=2026;ORIG=12,23] W2 S7 E2 N7 $
.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1995	1995	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	3,927.00	UT	1.50	1.50	100	1995	1995	3	100	5,891	
3	0080	DECKING	0	100	0	0	680.00	UT	5.00	5.00	100	1995	1995	3	100	3,400	
4	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1995	1995	3	40	14,336	
5	0282	POOL ENCL	0	100	36	36	1,296.00	UT	30.00	30.00	100	2010	2010	3	40	15,552	
6	0166	CONC,PAVMT	0	100	0	0	630.00	UT	1.50	1.50	100	1995	1995	3	100	945	
7	0294	SHED WOOD/	0	100	12	16	192.00	UT	7.50	7.50	100	1995	1995	3	100	1,440	
8	0280	POOL R/CON	0	100	6	6	36.00	UT	140.00	140.00	100	2007	2007	3	54	2,722	

LAND DESCRIPTION

TOTAL OB/XF 45,486

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	0133	C	SFR LAKE	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	99,000.00	99,000.00	99,000							

REVIEW DATE 05/20/2025 BY HC Total Acres: 2.78 Total Land Value: 99,000 Market: 0 Agricultural: 0 Common: 99,000 PRINTED 11/17/2026 BY SYS