LOT 37 WOODBOROUGH PHASE 1

760-1830, WD 1037-1685, WD 1226-

OWENS JOSHUA G/OWENS CASEY C
1306 NW SCENIC LAKE DR
LAKE CITY, FL 32055

2027

22-3S-16-02268-237

BUILDING CHARACTERISTICS

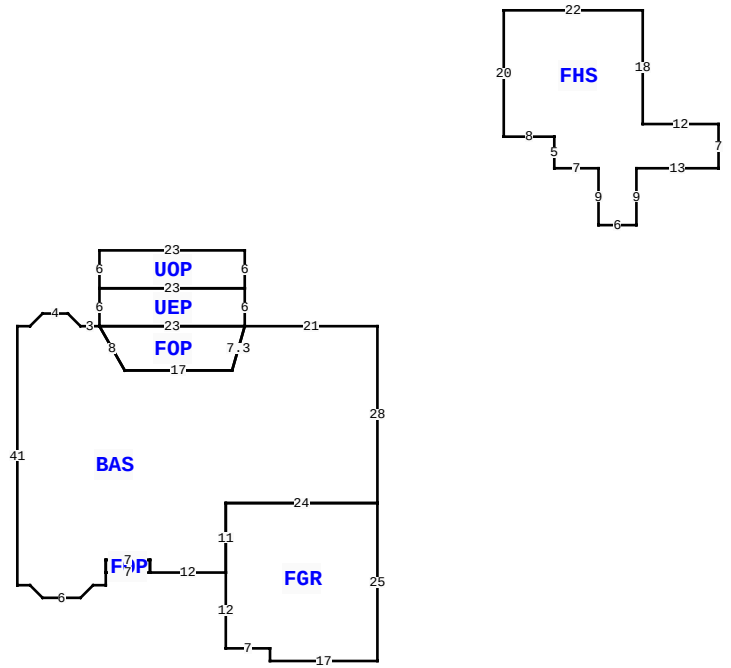
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	16	WD FR STUC 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
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	1,861	100		1,861	193,228
FGR	586	55		322	33,433
FHS	648	60		389	40,390
FOP	14	30		4	415
FOP	140	30		42	4,361
UEP	138	60		83	8,618
UOP	138	20		28	2,907
TOTALS	3,525			2,729	283,353

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,729	129.8405	142.82	389,756	1999	1999	0	0	0	27.30	72.70

1 SINGLE FAM 100% - 2017 Heated Area: 2509 HX Base Yr 2017



1306 NW SCENIC LAKE DR, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		283,353
TOTAL MARKET OB/XF VALUE		47,182
TOTAL LAND VALUE - MARKET		99,000
TOTAL MARKET VALUE		429,535
SOH/AGL Deduction		87,339
ASSESSED VALUE		342,196
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		290,785
TOTAL JUST VALUE		429,535
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		434,693

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055608	Roof Replacement	31,940	05/06/2026
000042735	Remodel	15,000	09/13/2021
36184	POOL	294	01/11/2018
12983	SFR	380	08/27/1997
9850	PUMP/UTPOL	30	06/16/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1319/0518	7/22/2016	WD	Q	I	01	299,000
GRANTOR: RUTH RENE BERNECKER						
GRANTEE: JOSHUA G & CASEY C						
1226/2380	12/14/2011	WD	U	I	30	170,000
GRANTOR: WILLIAM C & JENNIFER						
GRANTEE: RUTH RENE BERNECKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 UEP= N6 UOP= N6 W23 S6 E23$ W23 S6 E23$ FOP= W23 D7 R4 E17 R2 U7 $ D7 L2 W17 L4 U7 W3 U2 L2 W4 L2 D2 W2 S41 E2 D2 R2 E6 R2 U2 E2 N2 FOP= E7 N2 W7 S2$ N2 E7 S2 E12 FGR= S12 E7 S2 E17 N25 W24 S11$ N11 E24 N28$ PTR= N30 E20 FHS= E8 S5 E7 S9 E6 N9 E13 N7 W12 N18 W22S20$ 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	8,500	
2	0083	DOCK-LAKE	0	100	4	51	204.00	UT	11.50	11.50	100	1999	1999	3	40	938	
3	0166	CONC,PAVMT	0	100	0	0	2,974.00	UT	2.00	2.00	100	1999	1999	3	100	5,948	
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
6	0280	POOL R/CON	0	100	18	32	480.00	UT	70.00	70.00	100	2018	2018	3	86	28,896	
7	0166	CONC,PAVMT	0	100	4	50	200.00	UT	2.00	2.00	100	2018	2018	3	100	400	
8	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 47,182

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		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 02/20/2023 BY KS Total Acres: 2.46 Total Land Value: 99,000 Market: 0 Agricultural: 0 Common: 99,000 PRINTED 11/17/2026 BY SYS