

LOT 10 SHADOW WOOD S/D UNIT 2.  
756-1532, 804-720, 947-1572, QC 1

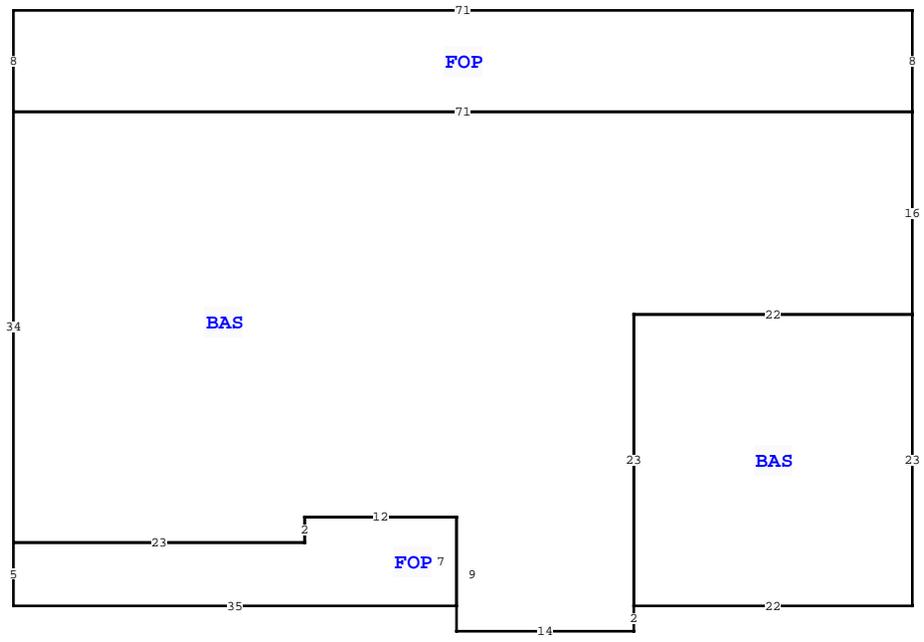
WHITEHEAD RUSSELL W/WHITEHEAD JOANNE M  
239 SE LOXLEY GLN  
LAKE CITY, FL 32024

**2026**

27-6S-17-09784-110  
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	12	HARDWOOD	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100 SINGLE FAMILY		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	27617.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	506	100	
BAS	2,092	100	
FOP	199	30	
FOP	568	30	
TOTALS	3,365		

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%	- 2006								
				Heated Area:	2598			HX Base Yr	2006		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		70,315	
TOTAL MARKET OB/XF VALUE		7,962	
TOTAL LAND VALUE - MARKET		65,130	
TOTAL MARKET VALUE		143,407	
SOH/AGL Deduction		40,060	
ASSESSED VALUE		103,347	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		51,936	
TOTAL JUST VALUE		143,407	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		127,144	
BLDG:1:3: FUTURE.			
BLDG:1:2: GIVEN DEPR DUE TO POSSIBLE PROBLEM IN TH			
BLDG:1:1: SINKHOLE HAS CAUSED FOUNDATION PROBLEMS,			
SALE:1:1: LOT 10 SHADOWWOOD UNIT II			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20016	SFR	368	10/07/2002
17616	PUMP/UTPOL	30	11/02/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1562/2665	3/13/2026	QC	U	I	11	100
GRANTOR: WHITEHEAD RUSSELL						
GRANTEE: WHITEHEAD RUSSELL W						
1544/1121	7/14/2025	LE	U	I	14	100
GRANTOR: WHITEHEAD RUSSEL						
GRANTEE: WHITEHEAD RUSSEL (E						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2004
2	0166	CONC, PAVMT	0	100	0	0	UT	2.00	2.00	75	2013
3	0070	CARPOR UF	0	100	0	0	UT	0.00	0.00	100	2013
4	0070	CARPOR UF	0	100	0	0	UT	0.00	0.00	100	2013
5	0210	GARAGE U	0	100	35	24	UT	10.00	10.00	50	2013
6	0166	CONC, PAVMT	0	100	24	24	UT	2.00	2.00	100	2013

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
TOTALS											
7,962											

BUILDING NOTES											
BLDG:1:3: FUTURE.											
BLDG:1:2: GIVEN DEPR DUE TO POSSIBLE PROBLEM IN TH											
BLDG:1:1: SINKHOLE HAS CAUSED FOUNDATION PROBLEMS,											
SALE:1:1: LOT 10 SHADOWWOOD UNIT II											

BUILDING DIMENSIONS											
FOP= N8 W71 S8 E71\$ BAS= W71 S34 FOP= S5 E35 N7 W12 S2 W23\$ E23 N2 E12 S9 E14 N2 BAS= E22 N23 W22 S23 \$ N23 E22 N16\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		00	0.00	0.00	5.01	AC	1.00