LOT 24 BLOCK A SUWANNEE HILLS S/
749-1969, 752-1591, WD 1330-2092

WEATHERWAX JODY H/WEATHERWAX MARIA
313 NW CRACKNEL WAY
LAKE CITY, FL 32055

2027

28-2S-16-01772-124

BUILDING CHARACTERISTICS

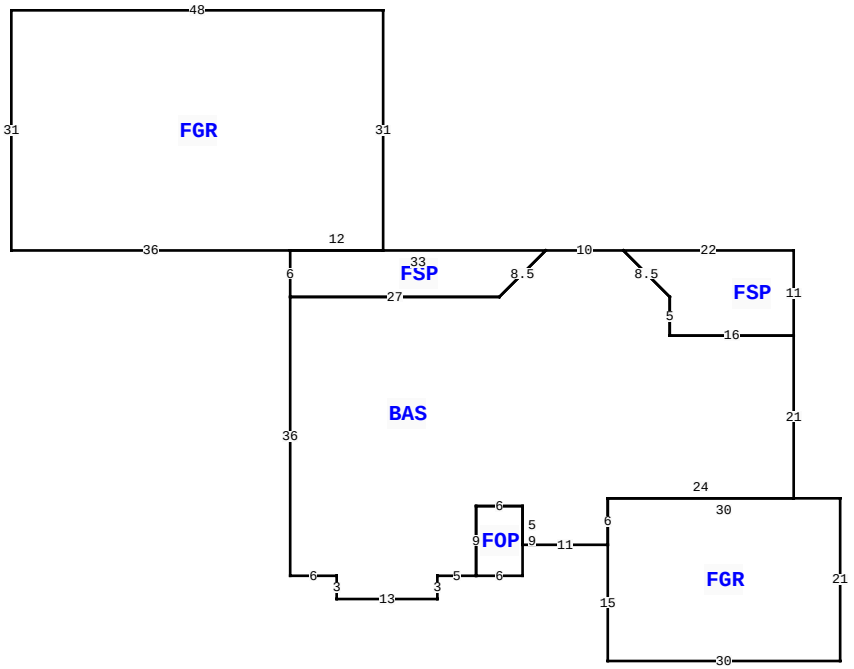
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	28216.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,057	100		2,057	168,910
FGR	630	55		346	28,412
FGR	1,488	55		818	67,170
FOP	54	30		16	1,314
FSP	180	40		72	5,912
FSP	194	40		78	6,405
TOTALS	4,603			3,387	278,122

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,387	114.8480	126.33	427,880	1995	1995	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2018 Heated Area: 2057 HX Base Yr 2018



313 NW CRACKNEL WAY, LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	6	11	66.00	UT	1.50	1.50	100	1995	1995	3	100	99	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1995	1995	3	40	14,336	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0282	POOL ENCL	0	100	0	0	850.00	UT	15.00	15.00	100	1995	1995	3	40	5,100	
5	0166	CONC,PAVMT	0	100	13	40	520.00	UT	3.00	3.00	100	2008	2008	3	100	1,560	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		278,122
TOTAL MARKET OB/XF VALUE		24,095
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		347,217
SOH/AGL Deduction		112,308
ASSESSED VALUE		234,909
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		183,498
TOTAL JUST VALUE		347,217
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		352,281

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050185	Roof Replacement	12,000	06/24/2024
9657	POOL	55	04/27/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1330/2092	2/09/2017	WD	Q	I	01	243,000
GRANTOR: GARY C KRAUSE						
GRANTEE: JODY H & MARIA WEAT						
1199/0609	8/06/2010	WD	Q	I	01	212,500
GRANTOR: RAYMOND L & COLLEN M						
GRANTEE: GARY C KRAUSE						

BUILDING NOTES

BUILDING DIMENSIONS

FSP= W16 N5 L6 U6 E22 S11 $ BAS= W16 N5 L6 U6 W10 D6 L6 W27 FSP= E27 R6 U6 W33FGR= E12 N31 W48 S31 E36$ S6$S36 E6 S3 E13 N3 E5 FOP= N9 E6 S9 W6$ N9 E6 S5 E11 FGR= S15 E30 N21 W30 S6 $ N6 E24 N21$.

LAND DESCRIPTION

TOTAL OB/XF 24,095

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	45,000.00	45,000.00	45,000							

REVIEW DATE 09/03/2024 BY JS Total Acres: 5.01 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS