

COMM AT SE COR OF SW1/4 OF SW1/4
 FT, N 373.48 FT, E 226.43 FT FOR
 FT, E 255.50 FT, CONT E 142.26 F

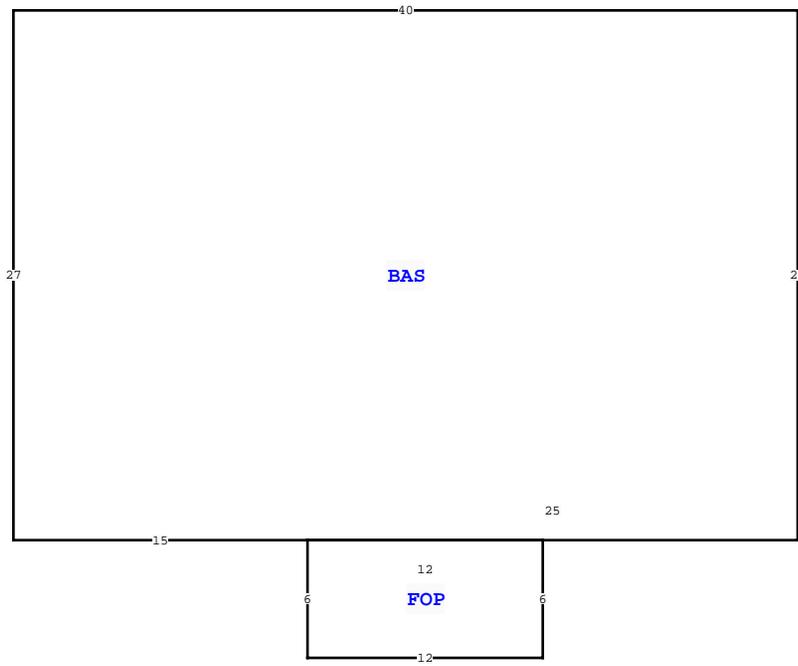
WOOD TIMOTHY J/WOOD JENNY S
 980 SW WENDY TER
 LAKE CITY, FL 32025

2026

28-4S-17-08835-002


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	28417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,080	100	
FOP	72	30	
TOTALS	1,152		

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%	2022									
				Heated Area: 1080				HX Base Yr 2022				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			114,907
TOTAL MARKET OB/XF VALUE			10,816
TOTAL LAND VALUE - MARKET			8,085
TOTAL MARKET VALUE			133,808
SOH/AGL Deduction			12,675
ASSESSED VALUE			121,133
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			69,722
TOTAL JUST VALUE			133,808
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			133,643

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24535	SFR	357	05/19/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/2501	9/18/2020	WD	U	I	18	155,000

GRANTOR: FEDERAL NATIONAL MORT
 GRANTEE: TIMOTHY J & JENNY S
 1401/1696 12/04/2019 CT U I 18 0
 GRANTOR: CLERK OF COURT
 GRANTEE: FERDERAL NATIONAL M

EXTRA FEATURES		980 SW WENDY TER, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0210	GARAGE U	0 100

ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
16.00	100	2020	2020	3	100	10,816	

BUILDING NOTES	

BUILDING DIMENSIONS
 BAS= W40 S27 E15 FOP= S6 E12 N6 W12\$ E25 N27\$.

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	2.31	AC		1.00	1.00	1.00	3,500.00	3,500.00	8,085							