LOT 7 MEADOW WOOD S/D.

WD 1131-1961, QC 1365-76, WD

GOMEZ DAVID/GOMEZ NANCY
566 SW MEADOW WOOD GLN
LAKE CITY, FL 32024

2027

35-3S-15-00276-107

BUILDING CHARACTERISTICS

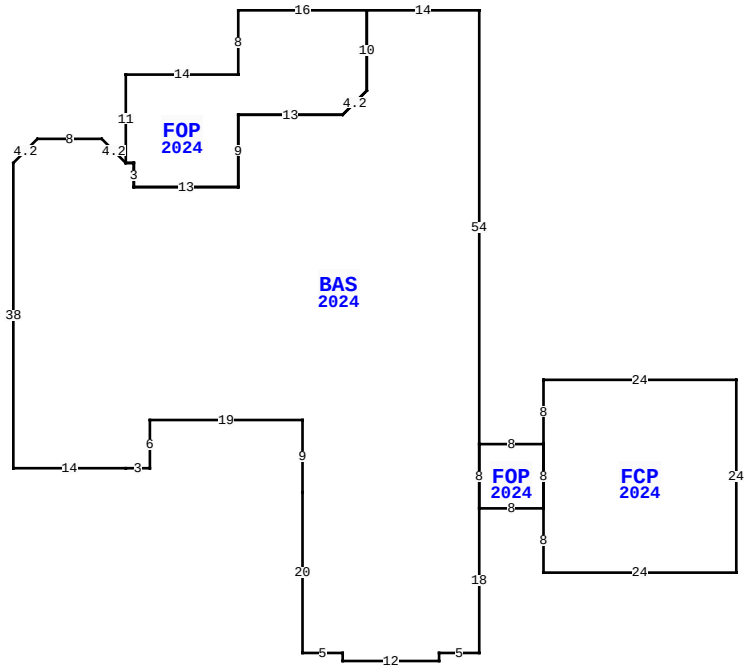
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	35315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,969	100	2024	2,969	361,841
FCP	576	25	2024	144	17,550
FOP	64	30	2024	19	2,316
FOP	397	30	2024	119	14,503
TOTALS	4,006			3,251	396,208

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,251	113.0535	124.36	404,294	2023	2023	0	0	0	2.00	98.00

1 SINGLE FAM 100% - 2024 Heated Area: 2969 HX Base Yr 2024



566 SW MEADOW WOOD GLN, LAKE CITY

BLD DATE		LGL DATE	04/22/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	396,208
TOTAL MARKET OB/XF VALUE	20,580
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	471,788
SOH/AGL Deduction	102,354
ASSESSED VALUE	369,434
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	318,023
TOTAL JUST VALUE	471,788
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	478,989

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045570	New Residential C	500,000	09/27/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1420/0635	9/29/2020	WD	U	V	11	100
GRANTOR: JUDY GLENN						
GRANTEE: DAVID & NANCY GOMEZ						
1365/0076	7/13/2018	QC	U	V	11	100
GRANTOR: SUNDANCE LLP						
GRANTEE: JUDY GLENN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=40,10] S38 E14 E3 N6 E19 S9 S20 E5 S1 E12 N1 E5 N18 N8 N54 W14 S10 D3L3 W13 S9 W13 N3 W1 U3L3 W8 D3L3 $
FOP=[YR=2024;ORIG=54,-1] S11 E1 S3 E13 N9 E13 U3R3 N10 W16 S8 W14 $
FOP=[YR=2024;ORIG=98,45] S8 E8 N8 W8 $
FCP=[YR=2024;ORIG=106,37] S8 S8 S8 E24 N24 W24 $
.

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	0296	SHED METAL	0	100	40	30	1,200.00	UT	12.00	12.00	100	2024	2023		100	14,400	
2	0296	SHED METAL	0	100	30	12	360.00	UT	8.00	8.00	100	2024	2023		100	2,880	
3	0251	LEAN TO W/	0	100	30	12	360.00	UT	5.00	5.00	100	2024	2023		100	1,800	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2024	2023		100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 20,580

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 12/19/2023 BY HC Total Acres: 5.01 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/17/2026 BY SYS