S DIV: LOT 16 BLOCK A OLIVIA ADD
629-201, 757-1306, WD 973-1492 L

HUDSON WILLIAM KEITH
198 NE RUSKIN WAY
LAKE CITY, FL 32055

2026

00-00-00-13512-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

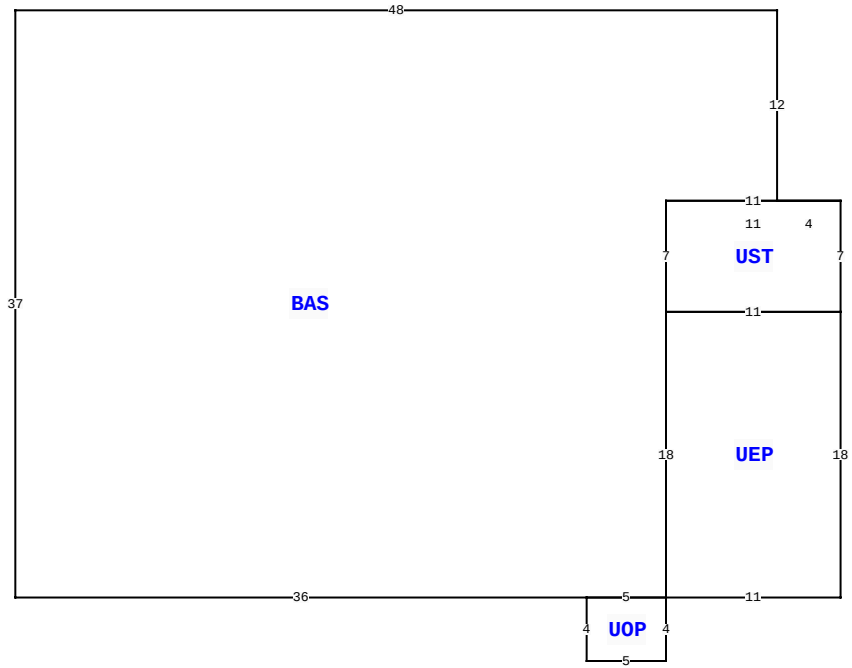
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,601	100		1,601	91,411
UEP	198	60		119	6,794
UOP	20	20		4	228
UST	77	45		35	1,998
TOTALS	1,896			1,759	100,432

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,759	78.4274	87.84	154,511	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1601 HX Base Yr



434 SE WALDRON TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	100,432
TOTAL MARKET OB/XF VALUE	1,597
TOTAL LAND VALUE - MARKET	7,600
TOTAL MARKET VALUE	109,629
SOH/AGL Deduction	0
ASSESSED VALUE	109,629
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	109,629
TOTAL JUST VALUE	109,629
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,629

SALE:1:1: LOT 16, BLK A, OLIVIA ADDITION

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047213	Roof Replacement	8,100	05/15/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1279/1569	8/18/2014	CT	U	I	18	16,300
GRANTOR: CLERK OF COURT (CANDI						
GRANTEE: WILLIAM KEITH HUDSO						
1030/1278	11/04/2004	WD	Q	I		81,900
GRANTOR: JAMES BARIL & JAMES B						
GRANTEE: CANDIDO AMEZQUITA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 N12 W48 S37 E36 UOP= S4 E5 N4 W5$ E5 UEP= E11 N18 W11 S18$ N18 UST= E11 N7 W11 S7$ N7 E11$.

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0296	SHED METAL	0	0	12	22	1.00	UT	0.00	0.00	100	2004	2004	3	100	697	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	300	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 1,597

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	0		*RSF-3	0.00	0.00	8,000.00	SF		1.00	1.00	1.00	0.95	0.95	7,600							

REVIEW DATE 05/22/2023 BY jerry Total Acres: 0.18 Total Land Value: 7,600 Market: 0 Agricultural: 0 Common: 7,600 PRINTED 10/07/2025 BY SYS