

SE1/4 OF SW1/4 LYING E OF BLOUNT
0.95 AC DESC 1046-2776.

HOGAN DAVID W/HOGAN MARGIE V
635 NW FALLING CREEK ROAD
LAKE CITY, FL 32055

2026

01-3S-16-01903-000



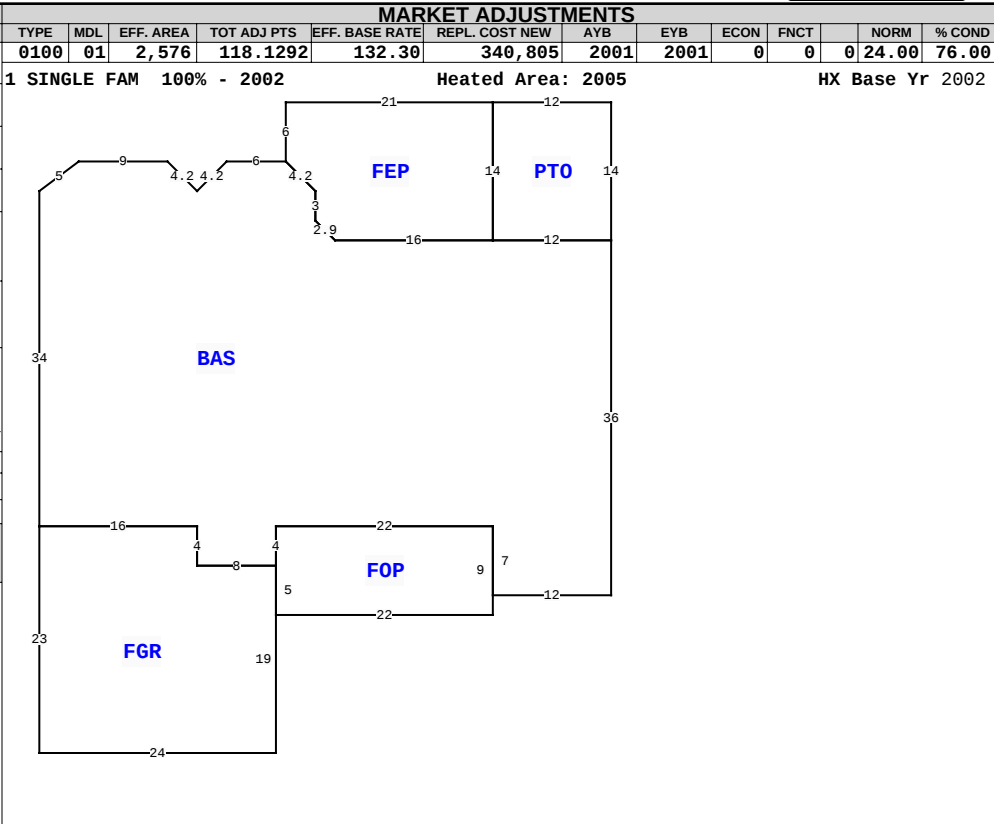
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
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	06	06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA
		03

NEIGHBORHOOD/LOC			1316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,005	100		2,005	201,599
FEP	273	80		218	21,919
FGR	520	55		286	28,757
FOP	198	30		59	5,933
PTO	168	5		8	804

TOTALS	3,164			2,576	259,012
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	0		2,094.00	UT 1.50
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00
3	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00



635 NW FALLING CREEK RD, LAKE CITY	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	04/11/2025
	INC DATE		AG DATE	07/15/2022

L N	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	0	0		2,094.00	UT 1.50	100	2001	2001	3	100	3,141	
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	100	2008	2008	3	100	400	
3	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	100	2008	2008	3	100	100	

LAND DESCRIPTION									TOTAL OB/XF							3,641		
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	LA VAL	
1	5600	A	TIMBER 3	0		A-1	0.00	0.00	23.00	AC		1.00	1.00	1.00	281.00	281.00		
2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	24.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	108,000	
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500	
REVIEW DATE		05/04/2023		BY JB		Total Acres: 24.00			Total Land Value: 10,963			Market: 108,000			Agricultural: 6,463			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		259,012	
TOTAL MARKET OB/XF VALUE		3,641	
TOTAL LAND VALUE - MARKET		112,500	
TOTAL MARKET VALUE		273,616	
SOH/AGL Deduction		80,661	
ASSESSED VALUE		192,955	
TOTAL EXEMPTION VALUE		HX HB SX	100,722
BASE TAXABLE VALUE		92,233	
TOTAL JUST VALUE		375,153	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		378,561	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23247	M H	304	06/07/2005
18732	SFR	347	09/14/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1493/1339	6/23/2023	LE	U	I	14	100	
GRANTOR: HOGAN DAVID WENDELL							
GRANTEE: HOGAN DAVID WENDELL							
0933/1047	1/27/2001	WD	Q	V	01	100	
GRANTOR: DAVID W HOGAN							
GRANTEE: DAVID W & MARGIE HO							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W9 D3 L4 S34 FGR= S23 E24 N19 W8 N4 W16\$ E16 S4 E8 FOP= S5 E22 N9 W22 S4\$ N4 E22 S7 E12 N36 PTO= N14 W12 S14 E12\$ W12 FEP= N14 W21 S6 D3 R3 S3 D2 R2 E16\$ W16 L2 U2 N3 L3 U3 W6 D3 L3 L3 U3 \$.									