LOT 22 HAIGHT-ASHBURY S/D.
AG 1032-1970, WD 1042-150, WD 10

BLOW RYDERWOOD LLC
PO BOX 1213
LAKE CITY, FL 32056

2026

03-4S-17-07486-122

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
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	05	05

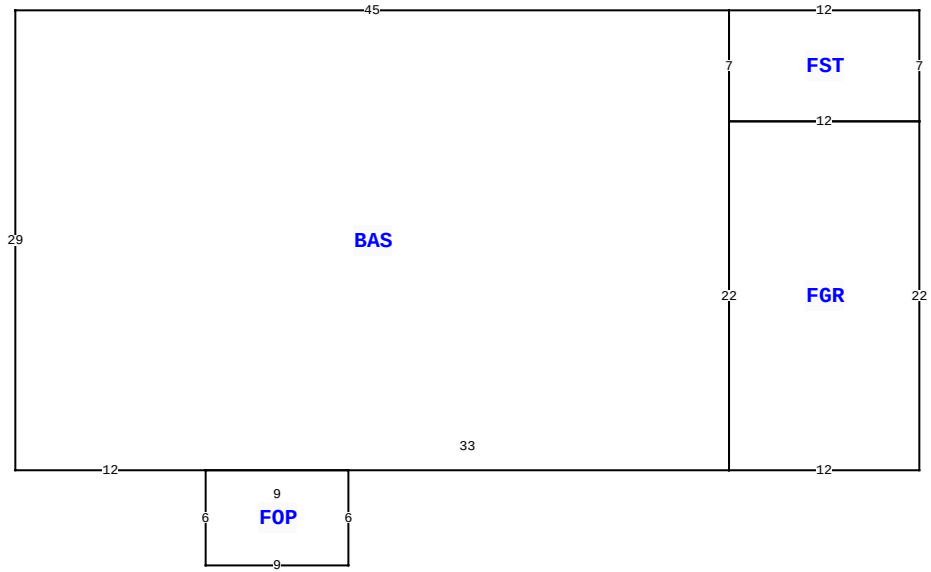
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,305	100		1,305	104,582
FGR	264	55		145	11,620
FOP	54	30		16	1,282
FST	84	55		46	3,686
TOTALS	1,707			1,512	121,171

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,512	121.2750	135.83	205,375	2004	2004	0	0	20	21.00	59.00

1 SINGLE FAM 0% - 2025 Heated Area: 1305 HX Base Yr



120 SE LINDALE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	121,171
TOTAL MARKET OB/XF VALUE	1,338
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	141,009
SOH/AGL Deduction	0
ASSESSED VALUE	141,009
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	141,009
TOTAL JUST VALUE	141,009
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	143,063

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046409	Roof Replacement	9,245	01/31/2023
25290	REMODEL	30	12/07/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1520/637	7/18/2024	WD	Q	I	01	162,000
GRANTOR: WILLIAMS ROBERT A						
GRANTEE: BLOW RYDERWOOD LLC						
1312/0768	3/31/2016	WD	U	I	30	100
GRANTOR: ROBERT A WILLIAMS						
GRANTEE: ROBERT A & MEYNA M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W45 S29 E12 FOP= S6 E9 N6 W9$ E33 FGR= E12 N22 W12 S22$ N22 FST= E12 N7 W12 S7$ N7$.

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	669.00	UT	2.00	2.00	100	2004	2004	3	100	1,338	

LAND DESCRIPTION

TOTAL OB/XF 1,338

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 08/14/2024 BY ME Total Acres: 0.46 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/18/2025 BY SYS