COMM AT NE COR OF NW1/4 OF SEC R
FOR POB, S 1370.67 FT, N 85 DEG
914.71 FT, W 60.90 FT, N 419.89

RICHARDS FREDDIE L/RICHARDS PATRICIA
363 SE RICHARDS GLEN
LAKE CITY, FL 32025

2025

15-4S-17-08359-021

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03

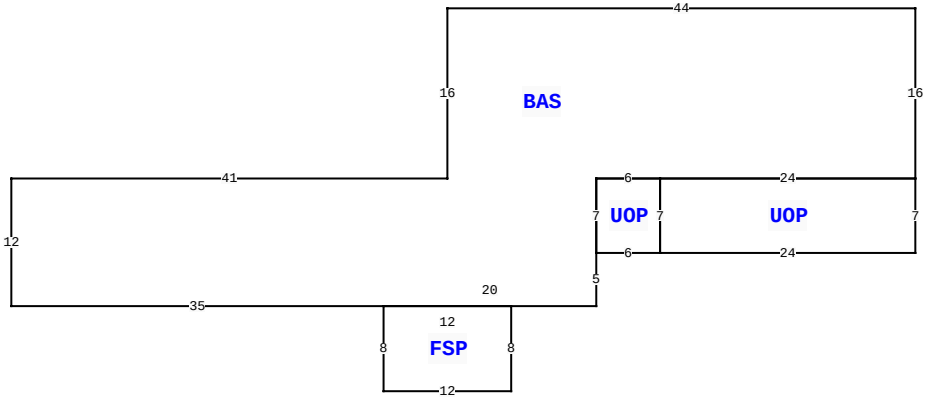
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,364	100		1,364	20,204
FSP	96	40		38	563
UOP	42	25		10	148
UOP	168	25		42	622
TOTALS	1,670			1,454	21,537

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0801	02	1,454	67.3200	37.03	53,842	1968	1968	0	0	0	60.00	40.00

1 MH/NOTITLE 100% - 2017 Heated Area: 1364 HX Base Yr 2017



327 SE RICHARDS GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		21,537
TOTAL MARKET OB/XF VALUE		10,550
TOTAL LAND VALUE - MARKET		86,860
TOTAL MARKET VALUE		118,947
SOH/AGL Deduction		60,607
ASSESSED VALUE		58,340
TOTAL EXEMPTION VALUE	HX HB	33,340
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		118,947
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		68,337

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1336/2573	5/11/2017	WD	U	I	11	100
GRANTOR: FREDDIE L & PATRICIA						
GRANTEE: FREDDIE L & PATRICI						
1314/1108	5/03/2016	PB	U	V	30	100
GRANTOR: FREDDIE L RICHARDS AS						
GRANTEE: FREDDIE L RICHARDS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S16 W41 S12 E35 FSP= S8 E12 N8 W12$ E20 N5 UOP= E6 N7 W6 S7$ N7 E6 UOP= S7 E24 N7 W24$ E24 N16 $.

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	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 10,550

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	3,500							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	10.42	AC		1.00	1.00	1.00	8,000.00	8,000.00	83,360							

REVIEW DATE 04/25/2017 BY BC Total Acres: 11.42 Total Land Value: 86,860 Market: 0 Agricultural: 0 Common: 86,860 PRINTED 08/22/2025 BY SYS