COMM AT NE COR OF NW1/4 OF SEC,
N 85 W 492.10 FT FOR POB, S 364.
FT, N 410.53 FT, S 85 E 431.28 F

RICHARDS JAMES RAY
415 SE RICHARDS GLN
LAKE CITY, FL 32025

2026

15-4S-17-08359-024

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	24,700
TOTAL MARKET VALUE	27,700
SOH/AGL Deduction	5,678
ASSESSED VALUE	22,022
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	22,022
TOTAL JUST VALUE	27,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	27,700

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1485/663	2/22/2023	WD	U	I	30	28,000
GRANTOR: EDENFIELD RANDALL						
GRANTEE: RICHARDS JAMES RAY						
1314/1117	5/03/2016	PR	U	V	30	100
GRANTOR: FREDDIE L RICHARDS AS						
GRANTEE: RANDALL EDENFIELD						

BUILDING NOTES

BUILDING DIMENSIONS

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	0000	C	VAC RES	0		A-1	0.00	0.00	3.80	AC		1.00	1.00	1.00	6,500.00	6,500.00	24,700							

REVIEW DATE 04/25/2017 BY BC Total Acres: 3.80 Total Land Value: 24,700 Market: 0 Agricultural: 0 Common: 24,700 PRINTED 11/19/2025 BY SYS