COMM NW COR OF SE1/4 OF SE1/4, R
PT ON S R/W CR-250 FOR POB, RUN
DEG E 50 FT, S 62 DEG W 148.49 F

SAPP HENRY J
122 SW RIDGEVIEW PL
LAKE CITY, FL 32024

2026

20-3S-17-05386-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

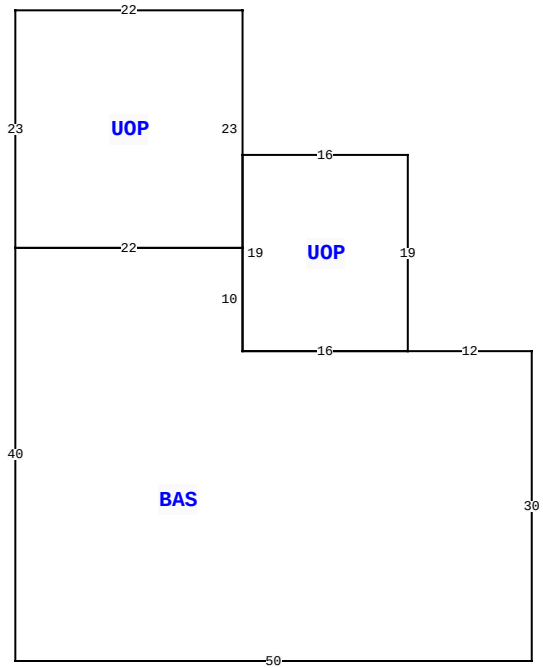
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	03	PART.FIN. 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Fixtures		2 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	02	02 100
Quality	01	01
DOR CODE	2500	REPAIR SERVICE
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	20317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,720	100		1,720	16,091
UOP	304	20		61	571
UOP	506	20		101	945
TOTALS	2,530			1,882	17,606

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6700	04	1,882	38.1874	18.71	35,212	1960	1960	0	0	0	50.00	50.00

1 SERV SHOP 0% - 2023 Heated Area: 1720 HX Base Yr



590 NE GUM SWAMP RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	17,606
TOTAL MARKET OB/XF VALUE	528
TOTAL LAND VALUE - MARKET	5,610
TOTAL MARKET VALUE	23,744
SOH/AGL Deduction	0
ASSESSED VALUE	23,744
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,744
TOTAL JUST VALUE	23,744
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	23,744

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1479/2133	11/18/2022	WD	U	I	37	20,000
GRANTOR: FRAMPTON MICHAEL A						
GRANTEE: SAPP HENRY J						
1479/2132	11/18/2022	QC	U	I	11	100
GRANTOR: ROLAND BRANDY LYNNE						
GRANTEE: SAPP HENRY J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 UOP= N19 W16 S19 E16$ W16 N10 UOP= N23 W22 S23 E22$ W22 S40 E50 N30$.

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	12	22	264.00	UT	2.00	2.00	100	1993	1993	3	100	528	

LAND DESCRIPTION

TOTAL OB/XF 528

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			0.00	0.00	0.30	AC		1.00	1.00	1.70	11,000.00	18,700.00	5,610							

REVIEW DATE 01/31/2023 BY CP Total Acres: 0.30 Total Land Value: 5,610 Market: 0 Agricultural: 0 Common: 5,610 PRINTED 11/19/2025 BY SYS