LOT 21 OAK RIDGE ESTATES S/D UNI
735-927, 780-1158, WD 1474-1576,

GRANTHAM MICHAEL WAYNE/GRANTHAM SANDRA GAYLE
364 SW RIDGE ST
LAKE CITY, FL 32024

2026

25-4S-16-03155-121

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

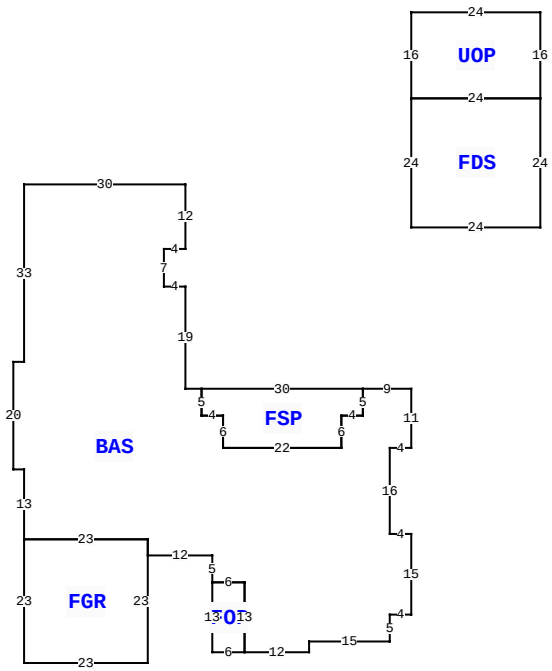
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	25416.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,499	100		3,499	346,845
FDS	576	60		346	34,298
FGR	529	55		291	28,846
FOP	78	30		23	2,280
FSP	282	40		113	11,201
UOP	384	20		77	7,633
TOTALS	5,348			4,349	431,103

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,349	126.4395	141.61	615,862	1991	2005	0	0	0	30.00	70.00

1 SINGLE FAM 100% - 2024 Heated Area: 3499 HX Base Yr 2024



364 SW RIDGE ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/20/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		431,103
TOTAL MARKET OB/XF VALUE		65,961
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		557,064
SOH/AGL Deduction		0
ASSESSED VALUE		557,064
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		506,342
TOTAL JUST VALUE		557,064
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		566,302

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053717	Roof Replacement	44,600	07/31/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1505/162	12/20/2023	WD	Q	I	01	631,900
GRANTOR: THE GREG AND LISA WAL						
GRANTEE: GRANTHAM MICHAEL WA						
1474/1576	8/03/2022	WD	U	I	11	100
GRANTOR: WALTRIP GREGORY S						
GRANTEE: THE GREG AND LISA W						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W9 S5 W4 S6 W22 N6 W4 N5 W3 N19 W4 N7 E4 N12 W30 S33 W2 S20 E2 S13 E23 S3 E12 S5 E6 S13 E12 N2 E15 N5 E4 N15 W4 N16 E4 N11 $
FDS=[ORIG=0,-30] E24 N24 W24 S24 $
FGR=[ORIG=-72,28] S23 E23 N23 W23 $
UOP=[ORIG=24,-54] N16 W24 S16 E24 $
FSP=[ORIG=-9,0] S5 W4 S6 W22 N6 W4 N5 E30 $
FOP=[ORIG=-37,36] S13 E6 N13 W6 $
PTR=[ORIG=0,0] N30 S30 $
.

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0280	POOL R/CON	0	100	16	32	512.00	UT	161.00	161.00	100	1991	1991	3	40	32,973	
3	0166	CONC,PAVMT	0	100	0	0	4,864.00	UT	1.50	1.50	100	0	0	3	100	7,296	
4	0169	FENCE/WOOD	0	100	0	0	560.00	UT	7.50	7.50	40	1993	1993	3	40	1,680	
5	0252	LEAN-TO W/	0	100	12	28	336.00	UT	2.00	2.00	100	1993	1993	3	100	672	
6	0282	POOL ENCL	0	100	35	42	1,470.00	UT	15.00	15.00	100	2003	2003	3	40	8,820	
7	0294	SHED WOOD/	0	100	12	28	336.00	UT	7.50	7.50	100	1993	1993	3	100	2,520	
8	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	10,000	

LAND DESCRIPTION

TOTAL OB/XF 65,961

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	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 08/25/2025 BY chuck Total Acres: 4.28 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 10/03/2025 BY SYS