



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	15	CONC BLOCK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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	05	05
DOR CODE	0100 SINGLE FAMILY	

MAP NUM		MKT AREA	06
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NEIGHBORHOOD/LOC	31317.040	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,321	100		1,321	117,807
FCP	460	25		115	10,256
FOP	55	30		16	1,427
FST	99	55		54	4,816
UGR	728	45		328	29,251

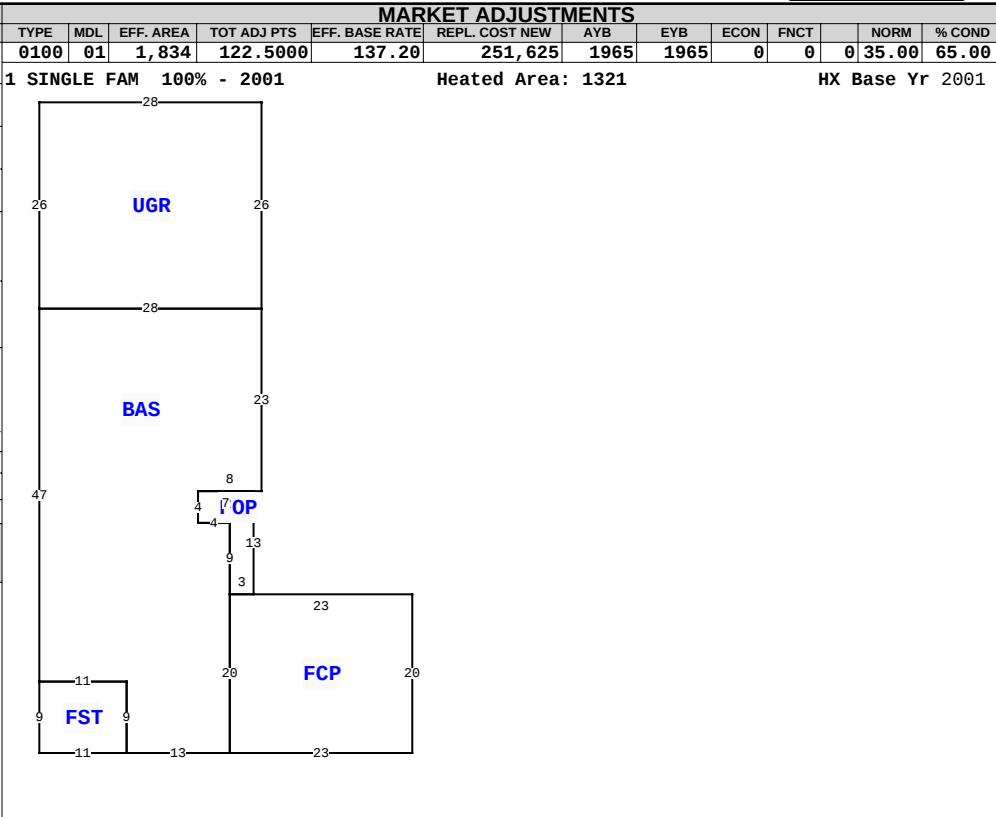
TOTALS	2,663			1,834	163,556
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EXTRA FEATURES

L N	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	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		*RSF	-1 0.00	0.00	14,329.79	SF		1.00	1.00	1.00	0.95	0.95	13,613							



623 NW RIDGEWOOD AVE, LAKE CITY	BLD DATE	LGL DATE	04/27/2022	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																	1,400
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COLUMBIA COUNTY PROPERTY PAGE 1 of 1

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		163,556
TOTAL MARKET OB/XF VALUE		1,400
TOTAL LAND VALUE - MARKET		13,613
TOTAL MARKET VALUE		178,569
SOH/AGL Deduction		92,321
ASSESSED VALUE		86,248
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		35,526
TOTAL JUST VALUE		178,569
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		178,569

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0883/2247	7/01/1999	WD	Q	I		67,000
GRANTOR: FOLLMANN						
GRANTEE: CASAGRAND						
0705/0152	12/09/1989	WD	Q	I		42,000
GRANTOR: S V HYDE						
GRANTEE: VINCEMENT C FOLLMAN						

BUILDING NOTES

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BUILDING DIMENSIONS

UGR= N26 W28 S26 E28\$ BAS= W28 S47 FST= S9 E11 N9 W11\$ E11 S9 E13 FCP= E23 N20 W23 S20\$ N20 FOP= E3 N13 W7 S4 E4S9\$ N9 W4 N4 E8 N23\$.