

LOT 5 BLOCK 4 HOLLIDAY HEIGHTS
REPLAT. 408-479, 562-313,
785-2247, 791-1859, WD 1075-

STRAND BRYCE
728 NW RIDGEWOOD AVE
LAKE CITY, FL 32055

2026

31-3S-17-06151-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
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
NEIGHBORHOOD/LOC	31317.040	1.00/

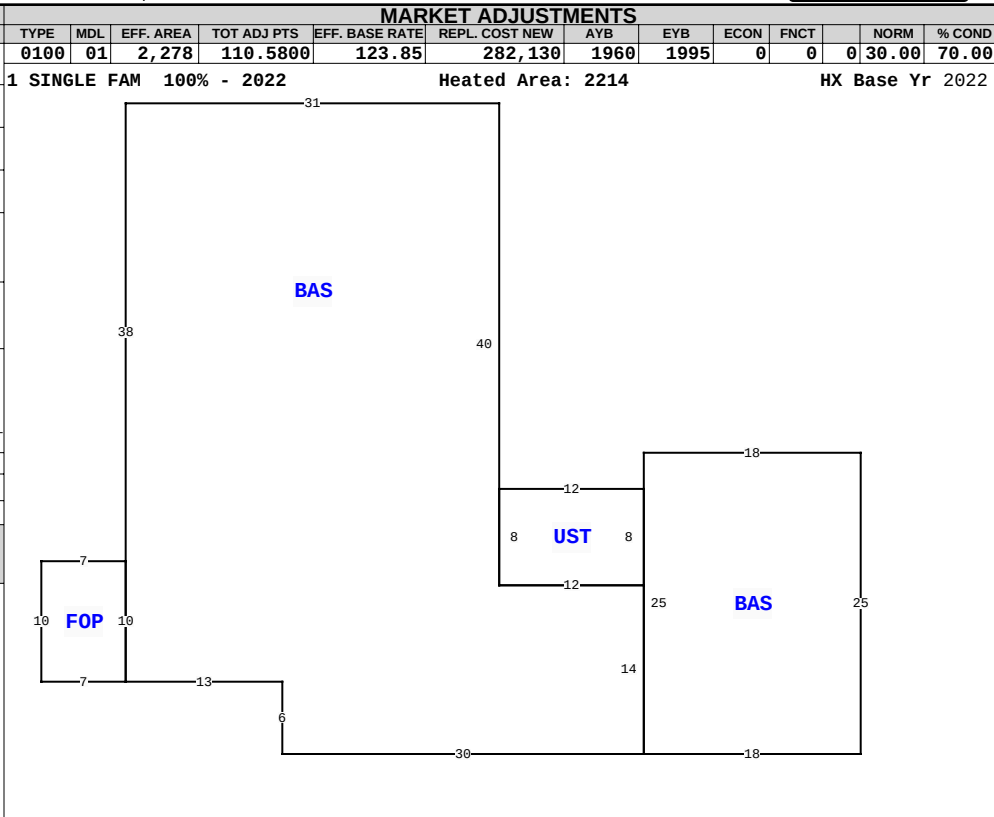
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	450	100		450	39,013
BAS	1,764	100		1,764	152,930
FOP	70	30		21	1,821
UST	96	45		43	3,728

TOTALS	2,380			2,278	197,491
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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
1	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	0
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	1993

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		*RSF	-1 0.00	0.00	11,799.15	SF	1.00

REVIEW DATE 08/15/2016 BY DF



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

TOTAL OB/XF											
600											

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		197,491	
TOTAL MARKET OB/XF VALUE		600	
TOTAL LAND VALUE - MARKET		11,209	
TOTAL MARKET VALUE		209,300	
SOH/AGL Deduction		22,056	
ASSESSED VALUE		187,244	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		136,522	
TOTAL JUST VALUE		209,300	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		212,121	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
514	MAINT/ALTR	50	11/02/2012

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1424/0438	11/13/2020	WD	Q	I	01
GRANTOR: DANIEL & JANET CRAPPS					
GRANTEE: BRYCE STRAND					
1216/2554	6/15/2011	WD	U	I	18
GRANTOR: NATIONS ACCOUNTS RECI					
GRANTEE: DANIEL & JANET CRAP					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W31 S38 FOP= W7 S10 E7 N10\$ S10 E13 S6 E30 BAS= E18 N25 W18 S25\$ N14 UST= N8 W12 S8 E12\$ W12 N40\$.											

Total Acres: 0.27 Total Land Value: 11,209 Market: 0 Agricultural: 0 Common: 11,209 PRINTED 10/07/2025 BY SYS