

COMM SW COR OF NE1/4 OF SW1/4,
RUN E 286.94 FT TO E R/W OF
A CO RD, S 29 DEG W ALONG R/W

RICHARDSON JAMES V/RICHARDSON ANDREA S
692 SW ARLINGTON BLVD
LAKE CITY, FL 32025

2026

31-3S-17-06262-012



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 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	01	NONE 100
Heating Type	01	NONE 100
Plumbing		3 100
Frame	05	STEEL 100
Story Height		14 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100

Quality	05	05
DOR CODE	4817WHSE STORAGE/OFFICE	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	31317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	1,200	150		1,800	45,458
BAS	800	100		800	20,204
BAS	800	100		800	20,204
CAN	300	30		90	2,273
TOTALS	3,100			3,490	88,139

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0260	PAVEMENT-A	0	0	0	0	7,140.00	UT	1.10
2	0166	CONC, PAVMT	0	0	5	40	200.00	UT	2.00
3	0140	CLFENCE 6	0	0	0	0	207.00	UT	6.50
4	0161	3-STRAND B	0	0	0	0	207.00	UT	1.30
5	0260	PAVEMENT-A	0	0	0	0	3,936.00	UT	1.85
6	0166	CONC, PAVMT	0	0	0	0	525.00	UT	3.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	4817	C	STORG/ OFF	0		A-1	0.00	0.00	25,000.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
8700	06	3,490	93.6000	35.57	124,139	2002	2002	0	0	0	29.00	71.00
1 PREF M B A 0% - 0 Heated Area: 2800 HX Base Yr												
692 SW ARLINGTON BLVD, LAKE CITY												

692 SW ARLINGTON BLVD, LAKE CITY				XF DATE INC DATE		LAND DATE AG DATE				04/27/2022	MLU
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
7,140.00	UT	1.10	1.10	100	2002	2002	3	100	7,854		
200.00	UT	2.00	2.00	100	2002	2002	3	100	400		
207.00	UT	6.50	6.50	100	2002	2002	3	100	1,346		
207.00	UT	1.30	1.30	100	2002	2002	3	100	269		
3,936.00	UT	1.85	1.85	100	2008	2008	3	100	7,282		
525.00	UT	3.00	3.00	100	2008	2008	3	100	1,575		

TOTAL OB/XF										18,726									
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
1	4817	C	STORG/ OFF	0		A-1	0.00	0.00	25,000.00	SF		1.00	1.00	1.00	1.00	1.00	25,000		

COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	2
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE				161,107	
TOTAL MARKET OB/XF VALUE				18,726	
TOTAL LAND VALUE - MARKET				25,000	
TOTAL MARKET VALUE				204,833	
SOH/AGL Deduction				0	
ASSESSED VALUE				204,833	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				204,833	
TOTAL JUST VALUE				204,833	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				209,094	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26866	ADDN COMM	474	03/24/2008
26866	COMMERCIAL	3,924	03/24/2008
19674	COMMERCIAL	225	06/21/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0955/2704	6/19/2002	WD	Q	V	03	100	
GRANTOR: WILLIAMS'							
GRANTEE: JAMES V & ANDREA RI							
0950/2449	4/11/2002	WD	Q	V		25,000	
GRANTOR: WILLIAMS'							
GRANTEE: JAMES V & ANDREA RI							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W20 BAS= W20 AOF= W30 S40 E30 N40\$ S40 E20 N40\$ S40 E20 N5 CAN= E10 N30 W10 S30\$ N35\$.									

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