

E DIV: COMM NE COR, RUN W 117
 FT FOR POB, RUN S 54.5 FT, W
 84 FT, N 54.5 FT, E 84 FT TO

AUSGOOD CASSIE
 819 NE AUSGOOD GLN
 LAKE CITY, FL 32055

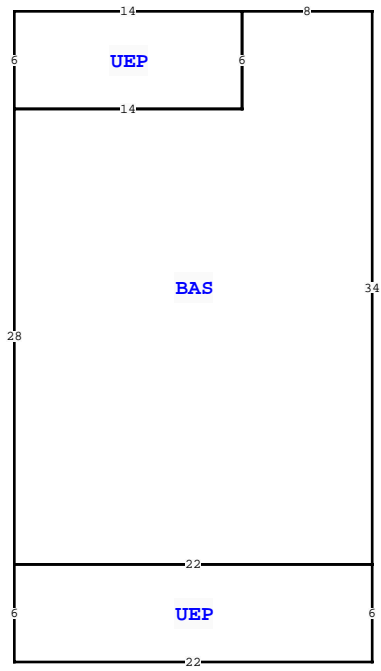
2026

00-00-00-13094-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	02	02 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	664	100	
UEP	84	60	
UEP	132	60	
TOTALS	880		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	793	76.4154	85.59	67,873	1940	1940	10	0	35.00	55.00	
1 SINGLE FAM			0% - 0	Heated Area: 664			HX Base Yr					



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	1	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 1		Tax Dist:				
BUILDING MARKET VALUE		37,330				
TOTAL MARKET OB/XF VALUE		200				
TOTAL LAND VALUE - MARKET		2,918				
TOTAL MARKET VALUE		40,448				
SOH/AGL Deduction		0				
ASSESSED VALUE		40,448				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		40,448				
TOTAL JUST VALUE		40,448				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		39,476				
LAND:1:1: ADJ4;GRADE ROAD.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/1933	4/16/2019	QC	U	I	11	100
GRANTOR: RODGER AUSGOOD						
GRANTEE: DESMOND KELLY						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W8 UEP= W14 S6 E14 N6\$ S6 W14 S28 UEP= S6 E22 N6 W22\$ E22 N34\$.						

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	0120	CLFENCE 4	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
2	0060	CARPORT F	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	

LAND DESCRIPTION													TOTAL OB/XF												
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	0		*RSF-	354.00	84.00	4,578.00	SF		1.00	1.00	0.85	0.75	0.64	2,918								