

COMM AT NE COR OF SE1/4 OF THE S  
604.63 FT, S 11 DEG W 283.73 FT,  
S 87 DEG E 345.02 FT, S 11 DEG W

BAICH ADAM J  
895 SE ACADEMIC AVE  
LAKE CITY, FL 32025

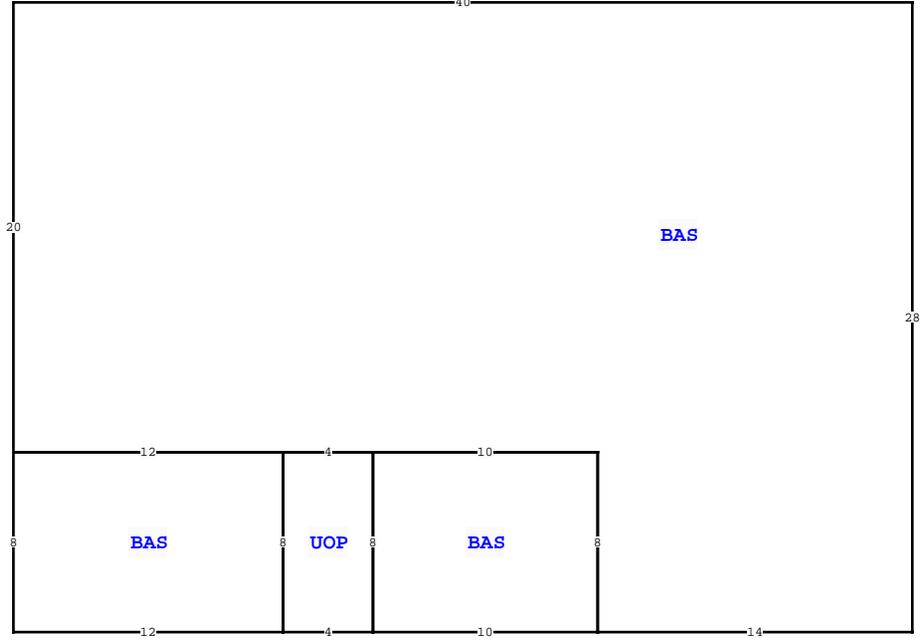
2026

01-4S-17-07475-000



ELEMENT		CD	CONSTRUCTION
Exterior Wall	04		SINGLE SID 100
Roof Structur	03		GABLE/HIP 100
Roof Cover	12		MODULAR MT 100
Interior Wall	04		PLYWOOD 100
Interior Floor	14		CARPET 80
Interior Floor	06		VINYL ASB 20
Air Condition	03		CENTRAL 100
Heating Type	04		AIR DUCTED 100
Bedrooms			2 100
Bathrooms			1 100
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	1417.00		1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	80	100	
BAS	96	100	
BAS	912	100	
UOP	32	20	
TOTALS	1,120		1,094 80,937

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2021								
			Heated Area: 1088			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		80,937	
TOTAL MARKET OB/XF VALUE		4,700	
TOTAL LAND VALUE - MARKET		27,000	
TOTAL MARKET VALUE		112,637	
SOH/AGL Deduction		0	
ASSESSED VALUE		112,637	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		112,637	
TOTAL JUST VALUE		112,637	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		111,215	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1413/1138	6/12/2020	WD Q	Q	I	01	110,000
GRANTOR: ZACHARY A RUFFO						
GRANTEE: ADAM J BAICH						
1313/2562	2/16/2016	WD U	U	I	30	100
GRANTOR: JEFFREY L & TEENA RUF						
GRANTEE: ZACHARY A RUFFO						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE					
L	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	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0060	CARPORT F	0	0	40	30	1,200.00	UT	3.50	3.50	100	2021	2020		100	4,200	

TOTAL OB/XF												4,700	
895 SE ACADEMIC AVE, LAKE CITY													

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W40 S20 E12 E4 E10 S8 E14 N28 \$											
BAS=[ORIG=-40,20] S8 E12 N8 W12 \$											
BAS=[ORIG=-24,20] S8 E10 N8 W10 \$											
UOP=[ORIG=-28,20] S8 E4 N8 W4 \$											

LAND DESCRIPTION												TOTAL OB/XF												4,700	
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		I	0.00	0.00	3.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	27,000								