LOT 20 & N 16 FT LOT 19 BLOCK 1
REPLAT S/D.

RATLIFF RICHARD D
747 SE COUNTRY CLUB RD
LAKE CITY, FL 32025

2026

03-4S-17-07510-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
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

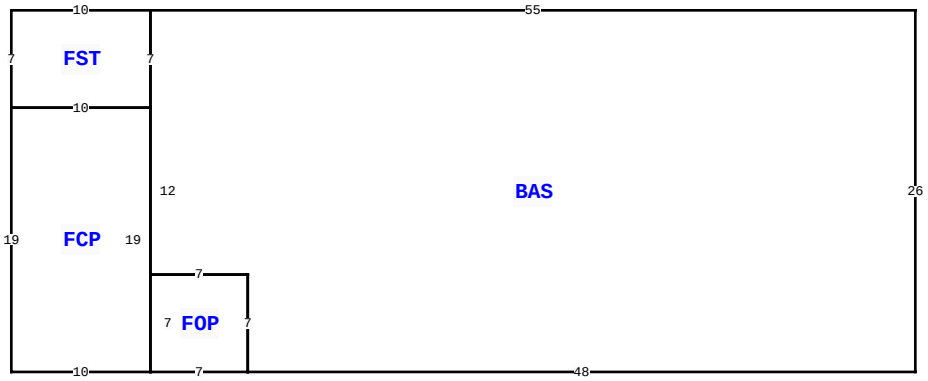
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.0100	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,381	100		1,381	124,908
FCP	190	25		48	4,341
FOP	49	30		15	1,357
FST	70	55		38	3,437
TOTALS	1,690			1,482	134,043

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,482	124.2450	139.15	206,220	1966	1966	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2018 Heated Area: 1381 HX Base Yr 2018



747 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		134,043
TOTAL MARKET OB/XF VALUE		100
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		152,643
SOH/AGL Deduction		67,146
ASSESSED VALUE		85,497
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		34,086
TOTAL JUST VALUE		152,643
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,643

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1337/2201	5/26/2017	WD	Q	I	01	83,000
GRANTOR: MICHAEL J & JILL E CH						
GRANTEE: RICHARD D RATLIFF						
1230/2667	2/24/2012	WD	U	I	12	56,000
GRANTOR: REGIONS BANK						
GRANTEE: MICHAEL J & JILL E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W55 FST= W10 S7 E10 N7$S7 FCP= W10 S19 E10 N19$ S12 FOP= S7 E7 N7 W7$ E7 S7 E48 N26$.

EXTRA FEATURES

LN	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	0	0	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 100

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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-2	90.00	120.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 03/16/2017 BY DF Total Acres: 0.25 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 03/25/2026 BY SYS