LOT 14 BLOCK 5 OAK HILL ESTATES
PB 1268-291, WD 1578-498

RUFFO JEFFERY
861 SE ACADEMIC AVE
LAKE CITY, FL 32025

2027

03-4S-17-07538-000

BUILDING CHARACTERISTICS

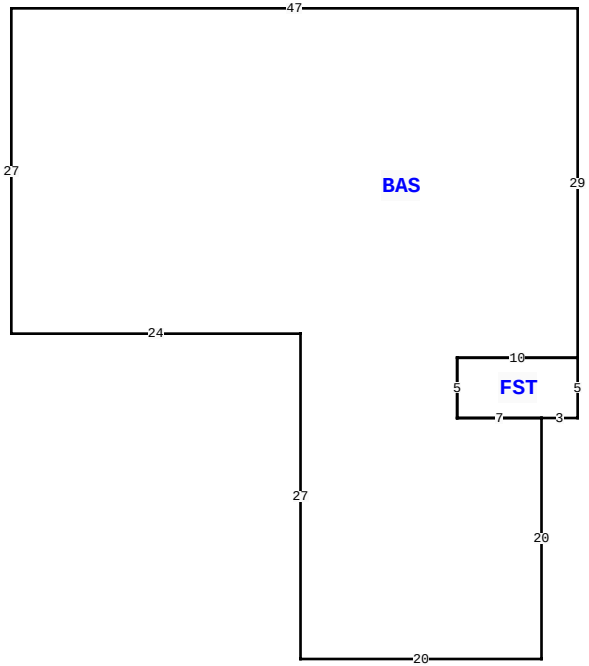
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	1,780	100		1,780	138,088
FST	50	55		28	2,172
TOTALS	1,830			1,808	140,260

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,808	108.5000	119.35	215,785	1965	1965	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1780 HX Base Yr



131 SE CALOB CT, LAKE CITY

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

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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0296	SHED METAL	0	0	12	16	1.00	UT	0.00	0.00	100	0	0	3	100	250	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	140,260
TOTAL MARKET OB/XF VALUE	350
TOTAL LAND VALUE - MARKET	20,905
TOTAL MARKET VALUE	161,515
SOH/AGL Deduction	0
ASSESSED VALUE	161,515
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	161,515
TOTAL JUST VALUE	161,515
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	164,065

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056806	Electrical Servic		10/20/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1578/498	9/17/2026	WD	Q	I	01	55,000
GRANTOR: CAPELL DAVID W						
GRANTEE: RUFFO JEFFERY						
1268/0291	1/08/2014	PB	U	I	18	0
GRANTOR: EDITH EVONE CAPELL ES						
GRANTEE: DAVID W CAPELL ETAL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W47 S27 E24 S27 E20 N20 FST= E3 N5 W10 S5 E7$ W7 N5 E10 N29$.

LAND DESCRIPTION

TOTAL OB/XF 350

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	0		RSF-2	54.00	140.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

REVIEW DATE 11/02/2026 BY Nick Total Acres: 0.17 Total Land Value: 20,905 Market: 0 Agricultural: 0 Common: 20,905 PRINTED 11/17/2026 BY SYS