W1/2 OF SE1/4 OF NW1/4 OF NW1/4
N 25 FT (PARCEL 29).

OVERHOLT JANELIS
186 SW RIDDLE LN
LAKE CITY, FL 32024-3641

2027

04-4S-16-02772-008

BUILDING CHARACTERISTICS

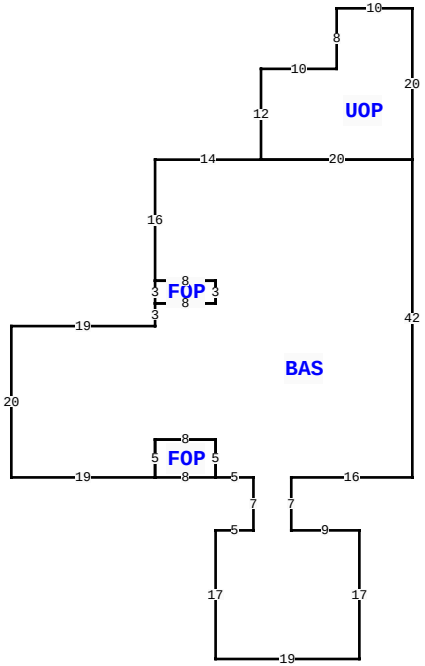
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	4416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,102	100		2,102	177,810
FOP	24	30		7	592
FOP	40	30		12	1,015
UOP	320	20		64	5,414
TOTALS	2,486			2,185	184,831

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,185	118.3050	130.14	284,356	1975	1975	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2017 Heated Area: 2102 HX Base Yr 2017



186 SW RIDDLE LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	184,831
TOTAL MARKET OB/XF VALUE	1,900
TOTAL LAND VALUE - MARKET	40,000
TOTAL MARKET VALUE	226,731
SOH/AGL Deduction	88,268
ASSESSED VALUE	138,463
TOTAL EXEMPTION VALUE	HX HB 98 138,463
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	226,731
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	230,083

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37193	MAINT/ALTR	115	09/10/2018
31150	MAINT/ALTR	35	06/19/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/1604	3/31/2016	WD	Q	I	01	159,000

GRANTOR: ROBERT L & KAY PRIEST

GRANTEE: DAVID J & JANELIS O

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S16 FOP= S3 E8 N3 W8$ E8 S3 W8 S3 W19 S20 E19 FOP= E8 N5 W8 S5$ N5 E8 S5 E5S7 W5 S17 E19 N17 W9 N7 E16 N42 UOP= N20 W10 S8 W10 S12 E20$ W20$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 1,900

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		00	0.00	0.00	4.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,000							

REVIEW DATE 10/11/2023 BY JB Total Acres: 4.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 11/17/2026 BY SYS