E1/2 OF NW1/4 OF NE1/4 OF NE 1/4
& EX 2.01 AC DESC ORB 936-538.

HARRIS CHARLES C
495 SW RIDDLE LN
LAKE CITY, FL 32024

2027

05-4S-16-02773-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	06	VINYL ASB 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
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	03	03
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 01

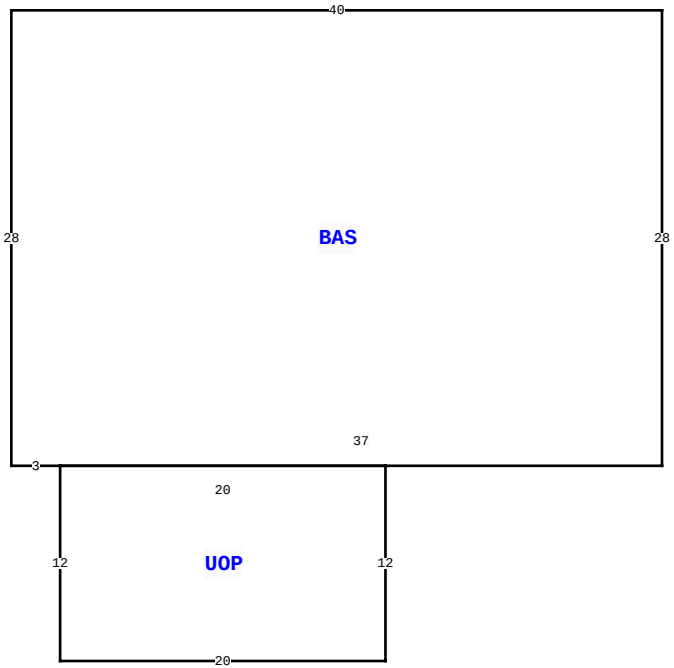
NEIGHBORHOOD/LOC 5416.0200 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100		1,120	58,808
UOP	240	20		48	2,520
TOTALS	1,360			1,168	61,328

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,168	73.4400	80.78	94,351	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1120 HX Base Yr



483 SW VISTA TER, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 04/21/2026 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	0294	SHED WOOD/	0	100	24	12	1.00	UT	0.00	0.00	100	0	0	3	100	50	
2	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	4,500	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	61,328
TOTAL MARKET OB/XF VALUE	10,850
TOTAL LAND VALUE - MARKET	33,000
TOTAL MARKET VALUE	105,178
SOH/AGL Deduction	31,773
ASSESSED VALUE	73,405
TOTAL EXEMPTION VALUE	HX HB SX WR 73,405
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	105,178
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	106,294

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35849	M H	701	10/05/2017
3457	PUMP/UTPOL	50	06/20/2016
27703	M H	537	03/24/2009
21091	M H	125	09/19/2003
15022	M H	125	02/02/1999
11080	M H	125	04/25/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/1414	4/23/2025	LE	U	I	14	100

GRANTOR: HARRIS CHARLES C

GRANTEE: HARRIS CHARLES C (E

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 S28 E3 UOP= S12 E20N12 W20$ E37 N28$.

LAND DESCRIPTION

TOTAL OB/XF 10,850

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/MH	330.00	660.00	2.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	22,000							
2	0000	C	VAC RES	100		RSF/MH	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 09/27/2023 BY JB Total Acres: 3.00 Total Land Value: 33,000 Market: 0 Agricultural: 0 Common: 33,000 PRINTED 11/17/2026 BY SYS