

BEG SW COR BLOCK 7 LAKESIDE HEIG
 RUN E 130 FT FOR POB. RUN N 200
 FT S 200 FT, W 80 FT TO POB. BEI

WOGAMON THEODORE M
 161 SW MICHIGAN ST
 LAKE CITY, FL 32025

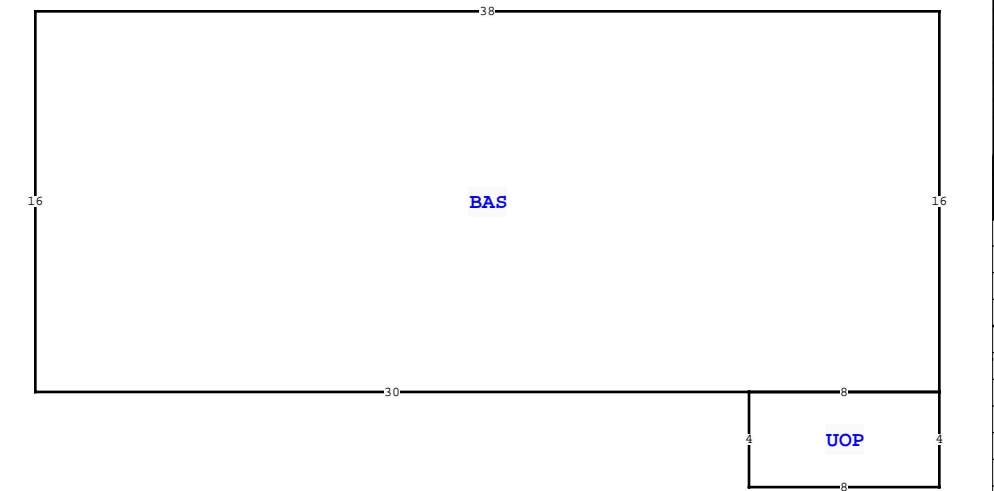
2026

08-4S-17-08249-000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	1 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Architctual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100% - 2021			86,015	1990	1990	0	0	35.00	65.00



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	8417.0300 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	608	100		608	55,364
UOP	32	20		6	547
TOTALS	640			614	55,910

161 SW MICHIGAN ST, LAKE CITY

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

EXTRA FEATURES																	
L N	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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	50	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	40	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	

LAND DESCRIPTION															TOTAL OB/XF									
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	100		00	0.00	0.00	1.50	LT		1.00	1.00	1.00	18,500.00	18,500.00	27,750							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			55,910
TOTAL MARKET OB/XF VALUE			590
TOTAL LAND VALUE - MARKET			27,750
TOTAL MARKET VALUE			84,250
SOH/AGL Deduction			20,328
ASSESSED VALUE			63,922
TOTAL EXEMPTION VALUE	HX HB		38,922
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			84,250
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			84,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045237	Remodel	4,752	08/22/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1402/2319	1/06/2020	WD	U	I	16	32,500
GRANTOR: JEFFERY & DONNA HAPGO						
GRANTEE: THEODORE M WOGAMON						
1402/2317	1/06/2020	WD	U	I	16	32,500
GRANTOR: STANLEY GRAY						
GRANTEE: THEODORE M WOGAMON						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W38 S16 E30 UOP= S4 E8N4 W8\$ E8 N16\$.