

COMM SE COR OF SEC, RUN N  
1417.87 FT, W 577 FT, N 988.50  
FT, W 593.86 FT FOR POB, W

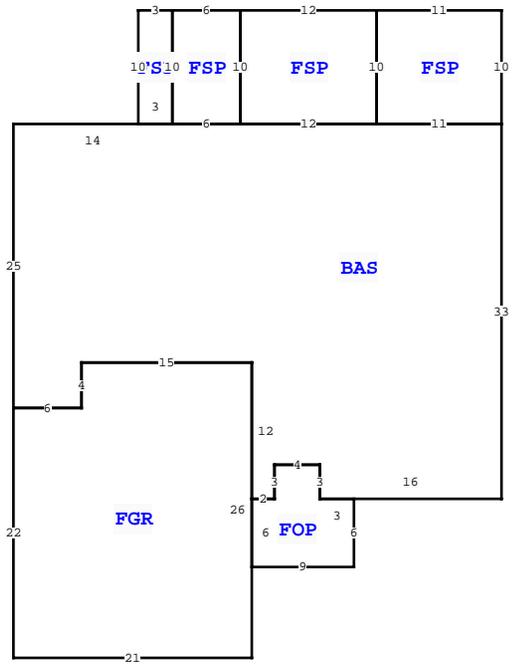
RACE TIMOTHY J  
328 SW GREENRIDGE LN  
LAKE CITY, FL 32025

2026

18-4S-17-08477-107

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	08	SHT VINYL	20
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	18417.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,179	100	
FGR	522	55	
FOP	66	30	
FSP	30	40	
FSP	60	40	
FSP	110	40	
FSP	120	40	
TOTALS	2,087		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,614	119.6000	136.34	220,053	1990	1990	0	0	35.00	65.00
1 SINGLE FAM 100% - 2004 Heated Area: 1179 HX Base Yr 2004											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		143,034	
TOTAL MARKET OB/XF VALUE		5,680	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		167,214	
SOH/AGL Deduction		52,953	
ASSESSED VALUE		114,261	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		62,850	
TOTAL JUST VALUE		167,214	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		166,869	
SALE:1:1: LOT 7 GREENRIDGE ESTATES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047096	Roof Replacement	14,275	05/01/2023
25095	POOL ENCL	120	10/09/2006
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
0983/1374	5/13/2003	WD Q	I
GRANTOR: PATRICIA H BISHOP & K			
GRANTEE: TIMOTHY J RACE			
0767/1925	11/18/1992	WD Q	I
GRANTOR: WILLIAM EDGAR			
GRANTEE: PATRICIA BISHOP			
BUILDING NOTES			
BUILDING DIMENSIONS			
FSP= N10 W11 S10 E11\$ BAS= W11 FSP= N10 W12 S10 E12\$ W12 FSP= N10 W6 S10 E6\$ W6 FSP= N10 W3 S10 E3\$ W14 S25 FGR= S22 E21 N26 W15S4 W6\$ E6 N4 E15 S12 FOP= S6E9 N6 W3 N3 W4 S3 W2 \$ E2 N3 E4S3 E16 N33\$.			

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	0166	CONC, PAVMT	0	100	16	80	UT	1.40	1.40	100	0	0	3	100	1,792	
2	0296	SHED METAL	0	100	10	12	UT	5.00	5.00	100	1993	1993	3	100	600	
3	0282	POOL ENCL	0	100	14	32	UT	15.00	15.00	100	2006	2006	3	40	2,688	
4	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2017	2017	3	100	600	
TOTALS																

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							