

COMM SE COR OF SE1/4 OF SW1/4, R
R/W ANGELA ST, N 308.83 FT FOR P
FT, N 170.76 FT, E 170 FT, S 170

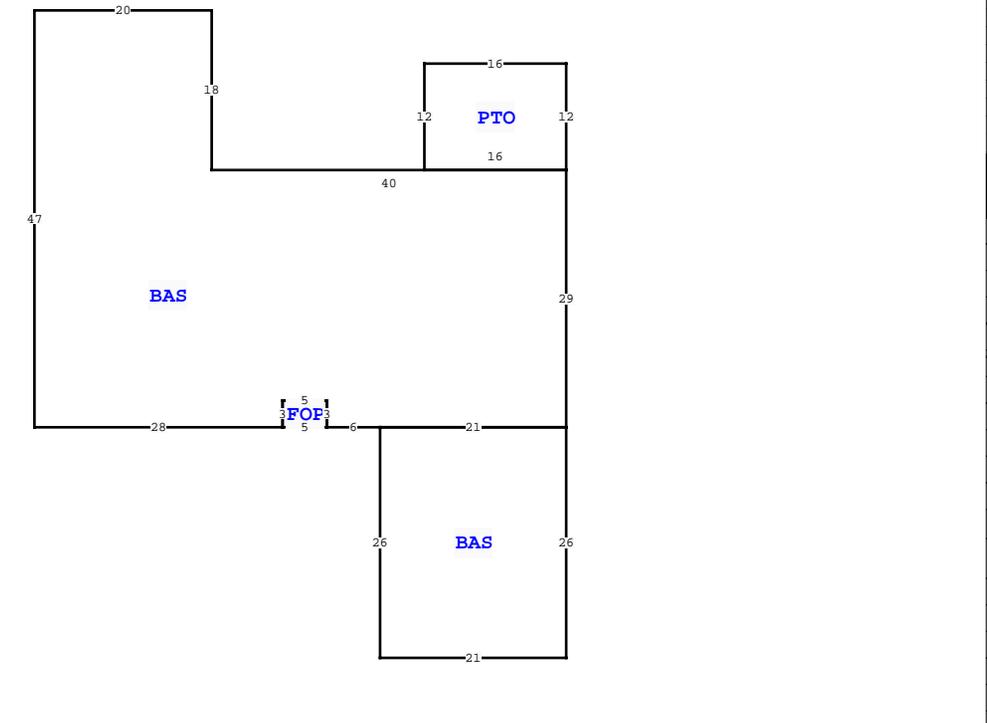
MATTHEWS HEATHER
402 SW ANGELA TER
LAKE CITY, FL 32024

2026

24-4S-16-03116-026

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	31	VINYL SID	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	70
Interior Wall	02	WALL BD/WD	30
Interior Floor	14	CARPET	70
Interior Floor	06	VINYL ASB	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
Architctual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,645	104.4480	119.07	314,940	1974	1974	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2024 Heated Area: 2631 HX Base Yr													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	546	100		546	42,258
BAS	2,085	100		2,085	161,370
FOP	15	30		4	309
PTO	192	5		10	774
TOTALS	2,838			2,645	204,711

402 SW ANGELA TER, LAKE CITY

BLD DATE	LGL DATE	04/14/2026	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	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,600	
4	0070	CARPOT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	

TOTAL OB/XF 4,300

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	% 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	1171.00	170.00	1.00	LT		1.00	1.00	25,000.00	25,000.00	25,000								

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			204,711
TOTAL MARKET OB/XF VALUE			4,300
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			234,011
SOH/AGL Deduction			0
ASSESSED VALUE			234,011
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			234,011
TOTAL JUST VALUE			234,011
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			227,918

LAND:1:1: 0.67 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052160	Roof Replacement	19,000	01/27/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/2533	8/14/2023	QC	U	I	11	100

GRANTOR: RIPPLE JUDITH A
GRANTEE: MATTHEWS HEATHER

BUILDING NOTES

BUILDING DIMENSIONS
PTO= N12 W16 S12 E16\$ BAS= W40 N18 W20 S47 E28 FOP= E5 N3 W5 S3\$ N3 E5 S3 E6 BAS= S26 E21 N26 W21\$ E21 N29\$.