LOT 32 ARBOR GREENE AT EMERALD L
943-2214,

OELLRICH WILLIAM F JR/OELLRICH GWENDOLYN P
376 NW HERITAGE DR
LAKE CITY, FL 32055

2027

28-3S-16-02372-532

BUILDING CHARACTERISTICS

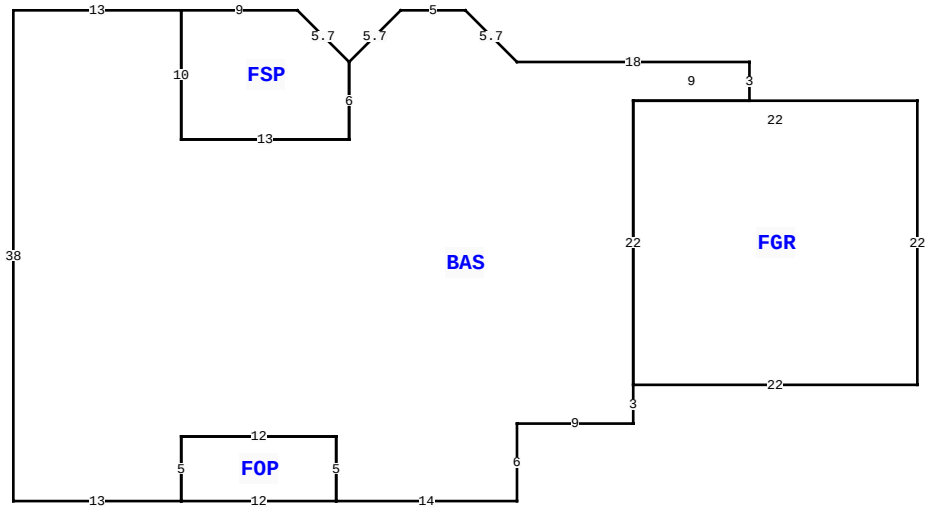
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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		28316.050 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,555	100		1,555	147,090
FGR	484	55		266	25,161
FOP	60	30		18	1,703
FSP	122	40		49	4,635
TOTALS	2,221			1,888	178,589

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,888	114.2460	125.67	237,265	2002	2002	0	0	0	24.73	75.27

1 SINGLE FAM 100% - 2003 Heated Area: 1555 HX Base Yr 2003



376 NW HERITAGE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	100	0	0	1,313.00	UT	2.00	2.00	100	2002	2002	3	100	2,626	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	178,589
TOTAL MARKET OB/XF VALUE	2,626
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	216,215
SOH/AGL Deduction	74,384
ASSESSED VALUE	141,831
TOTAL EXEMPTION VALUE	HX HB SX 101,411
BASE TAXABLE VALUE	40,420
TOTAL JUST VALUE	216,215
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	219,469

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36449	MAINT/ALTR	150	03/15/2018
19130	SFR	297	01/17/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0943/2214	12/28/2001	WD	Q	V		19,500

GRANTOR: D D P CORP

GRANTEE: OELLRICH

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W18 L4 U4 W5 D4 L4 FSP= L4 U4 W9 S10 E13 N6$ S6 W13 N10 W13 S38 E13 FOP= E12 N5 W12 S5$ N5 E12 S5 E14 N6 E9 N3 FGR= E22 N22 W22 S22$ N22 E9 N3$.

LAND DESCRIPTION

TOTAL OB/XF 2,626

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 09/05/2018 BY KR Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS