

LOT 1A BLOCK 1 OAK RIDGE S/D UNR
SW1/4 OF SW1/4, N 527.41 FT FOR
N 131.5 FT, E 87.5 FT, S 131.47

HOFFMAN REBEKAH M
742 NW GWEN LAKE AVE
LAKE CITY, FL 32055

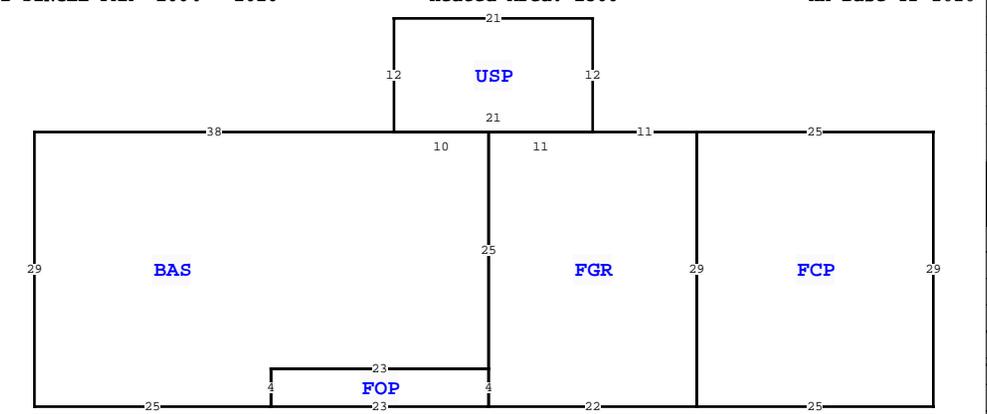
2026

30-3S-17-05867-005



ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
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 Units	05	CONV 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			
0100	01	1,948	113.9750	129.93	253,104	1978	1978		0	0	35.00	65.00		



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,300	100		1,300	109,791
FCP	725	25		181	15,286
FGR	638	55		351	29,643
FOP	92	30		28	2,365
USP	252	35		88	7,432
TOTALS	3,007			1,948	164,518

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY														
PAGE 1 of 1														
VALUATION BY														
Tax Group: 1										Tax Dist:				STANDARD
BUILDING MARKET VALUE														
TOTAL MARKET OB/XF VALUE														
TOTAL LAND VALUE - MARKET														
TOTAL MARKET VALUE														
SOH/AGL Deduction														
ASSESSED VALUE														
TOTAL EXEMPTION VALUE										HX HB				51,411
BASE TAXABLE VALUE														
TOTAL JUST VALUE														
NCON VALUE														
INCOME VALUE														
PREVIOUS YEAR MKT VALUE														
SALE:2:1: LOT 1-A, BLK 1, OAK RIDGE (DOT)														

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	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	250	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	

LAND DESCRIPTION																								
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	11,511.22	SF		1.00	1.00	1.00	0.95	0.95	10,936							

TOTAL OB/XF																									
														3,050											

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1378/1193	2/13/2019	WD	Q	I	01	100,000
GRANTOR: EDWIN R KURTZ IV						
GRANTEE: REBEKAH M HOFFMAN						
1269/0708	1/20/2014	WD	U	I	12	41,000
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: EDWIN R KURTZ IV						

BUILDING NOTES													
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BUILDING DIMENSIONS													
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BAS= W38 S29 E25 FOP= E23 N4W23 S4\$ N4 E23 FGR= S4 E22 FCP= E25 N29 W25 S29 \$ N29 W11 USP= N12 W21 S12 E21\$ W11 S25\$ N25 W10\$.