

LOT 7A BLOCK 1 OAK RIDGE S/D UNR
SW1/4 OF SW1/4, N ALONG W R/W GW
395.94 FT, W 437.50 FT FOR POB,

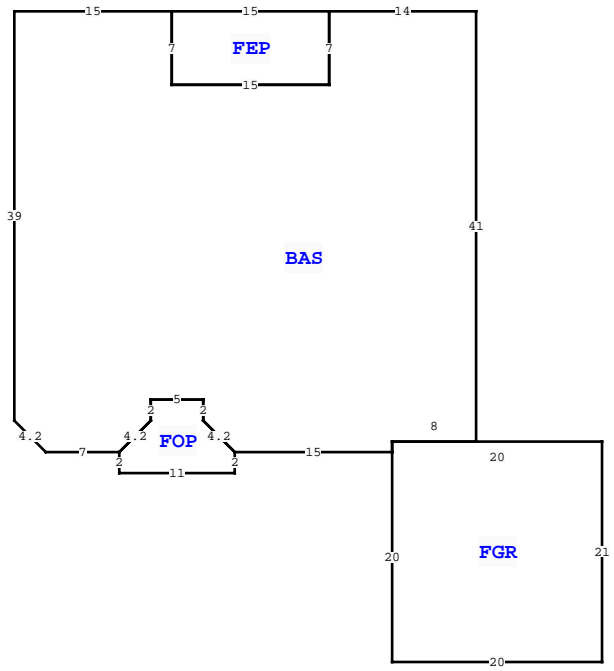
WOOLUM JOHN/WOOLUM AMY N
643 W DUVAL ST
LAKE CITY, FL 32055

2026

30-3S-17-05867-016
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	31	VINYL SID	10
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	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	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	30317.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,697	100	
FEP	105	80	
FGR	420	55	
FOP	56	30	
TOTALS	2,278		
TOT ADJ AREA	2,029		
SUBAREA MARKET VALUE	214,238		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2006								
Heated Area: 1697						HX Base Yr 2006					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	214,238		
TOTAL MARKET OB/XF VALUE	15,508		
TOTAL LAND VALUE - MARKET	14,832		
TOTAL MARKET VALUE	244,578		
SOH/AGL Deduction	77,023		
ASSESSED VALUE	167,555		
TOTAL EXEMPTION VALUE	HX HB 51,411		
BASE TAXABLE VALUE	116,144		
TOTAL JUST VALUE	244,578		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	244,646		
SALE:1:1: 2 VACANT LOTS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
224	POOL	110	06/27/2007
2471	SFR	471	09/10/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1283/0057	10/10/2014	WD	U	I	11	100
GRANTOR: JOHN WOOLUM						
GRANTEE: JOHN WOOLUM & AMY N						
1045/2230	4/22/2005	QC	Q	I	06	100
GRANTOR: AMY WOOLUM						
GRANTEE: JOHN WOOLUM						

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	656.00	UT	2.00	2.00	100	2003	2003	3	100	1,312	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	800	
3	0169	FENCE/WOOD	0	100	12	24	288.00	UT	7.50	7.50	100	2003	2003	3	100	2,160	
4	0280	POOL R/CON	0	100	12	24	288.00	UT	70.00	70.00	100	2007	2007	3	54	10,886	
5	0166	CONC, PAVMT	0	100	0	0	1.00	UT	500.00	500.00	70	2015	2015	3	70	350	
TOTALS															15,508		

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-2	0.00	0.00	11,865.63	SF		1.00	1.00	1.00	1.25	1.25	14,832							