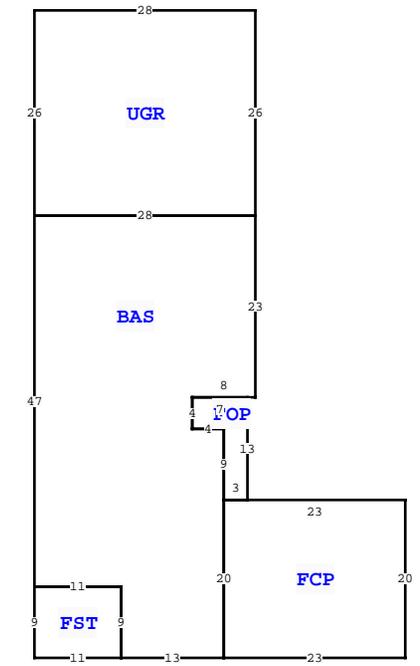


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	15	CONC BLOCK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	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	
1	SINGLE FAM	100%	- 2001									
				Heated Area:	1321			HX Base Yr	2001			



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,321	100		1,321	117,807
FCP	460	25		115	10,256
FOP	55	30		16	1,427
FST	99	55		54	4,816
UGR	728	45		328	29,251
TOTALS	2,663			1,834	163,556

623 NW RIDGEWOOD AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026
INC DATE		AG DATE	MLU

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	1993	1993	3	100	600	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	

TOTAL OB/XF 1,400

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	14,329.79	SF	1.00	1.00	1.00	1.25	1.25	17,912							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			163,556
TOTAL MARKET OB/XF VALUE			1,400
TOTAL LAND VALUE - MARKET			17,912
TOTAL MARKET VALUE			182,868
SOH/AGL Deduction			96,871
ASSESSED VALUE			85,997
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			34,586
TOTAL JUST VALUE			182,868
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			178,569

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0883/2247	7/01/1999	WD	Q	I		67,000
GRANTOR: FOLLMANN						
GRANTEE: CASAGRAN						
0705/0152	12/09/1989	WD	Q	I		42,000
GRANTOR: S V HYDE						
GRANTEE: VINCEMENT C FOLLMAN						

BUILDING NOTES

BUILDING DIMENSIONS
UGR= N26 W28 S26 E28\$ BAS= W28 S47 FST= S9 E11 N9 W11\$ E11 S9 E13 FCP= E23 N20 W23 S20\$ N20 FOP= E3 N13 W7 S4 E4S9\$ N9 W4 N4 E8 N23\$.