

W 100 FT OF LOT 6 RIDGEWOOD
 MANOR S/D. ORB 445-611, 822-
 1309, QC 1264-2422, QCD 1319-

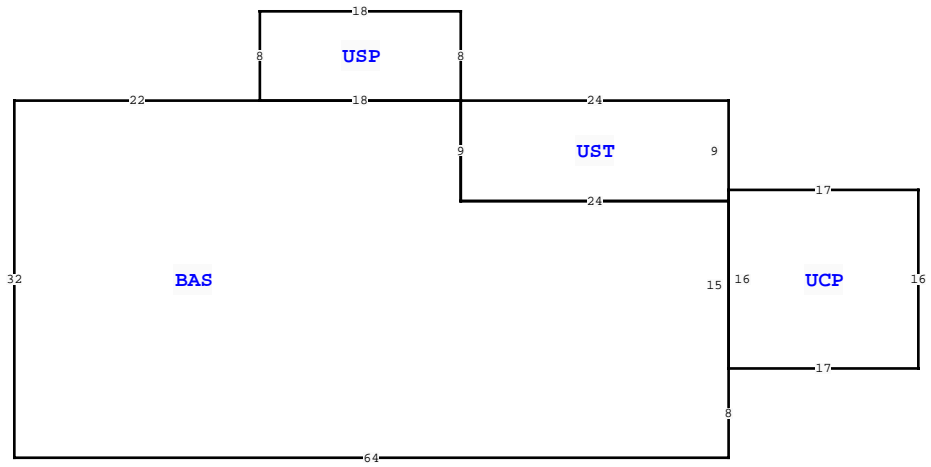
COX BRITNEE M
 177 SW SANDLIN AVE
 LAKE CITY, FL 32025

2026

31-3S-17-06224-000


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
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	05	CONV 100
Units		0 100
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		
1	SINGLE FAM	100%	2019									Heated Area: 1832	HX Base Yr 2019



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	31317.050	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,832	100		1,832	143,920
UCP	272	20		54	4,242
USP	144	35		50	3,928
UST	216	45		97	7,620
TOTALS	2,464			2,033	159,710

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
177 SW SANDLIN AVE, LAKE CITY																
TOTAL OB/XF 0																

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			159,710
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			9,625
TOTAL MARKET VALUE			169,335
SOH/AGL Deduction			57,948
ASSESSED VALUE			111,387
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			59,976
TOTAL JUST VALUE			169,335
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			169,335

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1343/2231	8/30/2017	WD	Q	I	01	85,000
GRANTOR: BRIANNA L & WILLIAM R						
GRANTEE: BRITNEE M COX						
1319/2418	6/16/2016	QC	U	I	11	100
GRANTOR: SONJA A MARKHAM (F/K/						
GRANTEE: SONJA A MARKHAM & W						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W22 S32 E64 N8 UCP= E17 N16 W17S16\$N15 UST= N9W24 S9 E24\$ W24 N9 USP= N8 W18 S8 E18\$ W18\$.

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		CG	110.00	100.00	11,000.00	SF		1.00	1.00	0.50	1.75	0.88	9,625							