

LOT 2 OAK RIDGE ESTATES UNIT 3.
WD 652-79, LE 1167-1050, WD 1218

REVIS MARTY H/REVIS JAMIE T
1240 SW RIDGE ST
LAKE CITY, FL 32024

2025

26-48-16-03155-102



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PYS	EFF. BASE RATE	REPL. COST NEW	AYR	EVS	ECON	FNCT	NORM	% COND	VALUATION BY					STANDARD									
Exterior Wall	19	COMMON BRK 100	0100	01	2,632	121.0176	127.07	334,448	1989	1989	0	0	0	34.00	66.00	Tax Group: 2					Tax Dist:								
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 2018													Heated Area: 1750					HX Base Yr 2018								
Roof Cover	03	COMP SHGL 100														BUILDING MARKET VALUE					292,434								
Interior Wall	05	DRYWALL 100														TOTAL MARKET OBX/F VALUE					4,968								
Interior Floor	14	CARPET 80														TOTAL LAND VALUE - MARKET					84,000								
Interior Floor	08	SHT VINYL 20														TOTAL MARKET VALUE					381,402								
Air Condition	03	CENTRAL 100														SOH/AGL Deduction					95,864								
Heating Type	04	AIR DUCTED 100														ASSESSED VALUE					285,538								
Bedrooms	3	100														TOTAL EXEMPTION VALUE					50,000								
Bathrooms	2	100														BASE TAXABLE VALUE					235,538								
Frame	01	NONE 100														TOTAL JUST VALUE					381,402								
Stories	1	1. 100														NCON VALUE					0								
Architectural	05	CONV 100	INCOME VALUE																										
Units	0	100	PREVIOUS YEAR MKT VALUE					381,402																					
Condition Adj	03	03 100																											
Kitchen Adjus	01	01 100																											
Quality	07	07																											
DOR CODE	0100	SINGLE FAMILY																											
MAP NUM		MKT AREA																01											
NEIGHBORHOODLOC	25416.030	1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE																TOT ADJ AREA	SUBAREA MARKET VALUE										
BAS	1,750	100																1,750	146,766										
FEP	252	80																202	16,941										
FGR	682	55																375	31,450										
FOP	20	30	6	503																									
FOP	72	30	22	1,845																									
USP	792	35	277	23,231																									
TOTALS	3,568		2,632	220,736																									
EXTRA FEATURES										BUILDING NOTES																			
L	OBX/CD	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	ORIG MKT VALUE	NOTES													
1	0021	BARN, FR AE	0	100	24	24			576.00	UT	5.50				3,168														
2	0166	CONC, PAVMT	0	100	0	0			1.00	UT	0.00				800														
3	0120	CLFENCE	4	0	100	0	0		1.00	UT	0.00				1,000														
LAND DESCRIPTION										BUILDING DIMENSIONS																			
TOTAL OB/XF 4,968										BAS= W25 USP= N18 K44 S18 E44S W32 FEP= W12 S21 E12 W2S S21 FOP= W12 S6 E12 N6S S6E8S4E9FOP= E5N4 W5 S4S N4 E5 S5 E14 FGR= S22 E31 N22 W31S E21 N32S.																			
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT. LAND UTS	UNID. TYPE	D. FACT	% COND	TOT ADJ	UNIT PRICE	ADJUST. PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSERV					
1	0100	C	SFR	100			A-1	0.00	0.00	0.75	LT	1.00	1.00	1.40	60,000.00	84,000.00	63,000												
2	0100	C	SFR	0			A-1	0.00	0.00	0.25	LT	1.00	1.00	1.40	60,000.00	84,000.00	21,000												
REVIEW DATE 07/10/2019 BY BC Total Acres: 6.75 Total Land Value: 84,000 Market: 0 Agricultural: 0 Common: 84,000 PRINTED 01/01/2025 BY SYS																													