

COMM AT SW COR OF NE1/4 OF SEC
POB, CONT N 452 FT, S 78 DG E 11
334.64 FT, N 84 DG W 1108.60 FT

HUDGINS JAMES TRUST DATED AUGUST 13, 2014
595 SW BIRLEY AVE
LAKE CITY, FL 32024

2026

32-3S-16-02420-005



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	32316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,057	100		2,057	243,861
FGR	552	55		304	36,039
FOP	36	30		11	1,304
FSP	165	40		66	7,825
TOTALS	2,810			2,438	289,029

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0296	SHED METAL	0 100	12	16	192.00	UT	7.00	7.00
2	0166	CONC,PAVMT	0 100	0	0	2,800.00	UT	2.00	2.00
3	0169	FENCE/WOOD	0 100	0	0	1.00	UT	2,500.00	2,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		A-1	0.00	0.00	5.01

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,438	130.6800	146.36	356,826	2006	2006	0	0	0 19.00	81.00
1 SINGLE FAM 100% - 2007 Heated Area: 2057 HX Base Yr 2007											
595 SW BIRLEY AVE, LAKE CITY											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/07/2025 MLU											

TOTAL OB/XF											
8,044											

TOTAL OB/XF											
8,044											

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1 3			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		289,029	
TOTAL MARKET OB/XF VALUE		8,044	
TOTAL LAND VALUE - MARKET		55,110	
TOTAL MARKET VALUE		352,183	
SOH/AGL Deduction		124,508	
ASSESSED VALUE		227,675	
TOTAL EXEMPTION VALUE		HX HB VX VP 141,698	
BASE TAXABLE VALUE		85,977	
TOTAL JUST VALUE		352,183	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		355,751	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24652	SFR	582	06/21/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1494/1703	7/10/2023	QC	U	I	11
GRANTOR: HUDGINS JAMES W					
GRANTEE: HUDGINS JAMES TRUST					
1279/1345	8/13/2014	QC	U	I	11
GRANTOR: JAMES W HUDGINS					
GRANTEE: JAMES W HUDGINS AS					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W14 FSP= N8 W15 S11 E15 N3\$ S3 W15 N6 W12 S3 W15 S36 FGR= S23 E24 N23 W24\$ E24 S1 E12 FOP= S2 E6 N6 W6 S4\$ N4 E6 S7 E14 N40\$.									