

NE DIV: BLOCK 33 MCELROYS S/D EX
N 62.5 FT OF THE E 110 FT OF BLO
ORB 770-1970 & EX 0.25 AC DESC 0

MORGAN HELEN
435 NE MORGAN STREET
LAKE CITY, FL 32055

2026

00-00-00-11136-000



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS													COLUMBIA COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																
Exterior Wall	04	SINGLE SID 100	0100	01	1,658	57.5770	64.49	106,924	1940	1940	10	0	0	35.00	55.00	VALUATION SUMMARY															
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM 0% - 0														Heated Area: 1570														
Roof Cover	12	MODULAR MT 100															HX Base Yr														
Interior Wall	02	WALL BD/WD 100															VALUATION BY														
Interior Floo	14	CARPET 90															STANDARD														
Interior Floo	08	SHT VINYL 10															Tax Group: 1														
Air Condition	02	WINDOW 100															Tax Dist:														
Heating Type	03	FORCED AIR 100															BUILDING MARKET VALUE														
Bedrooms	4	100															TOTAL MARKET OB/XF VALUE														
Bathrooms	1	100															TOTAL LAND VALUE - MARKET														
Frame	01	NONE 100															TOTAL MARKET VALUE														
Stories	1.1	100															SOH/AGL Deduction														
Architectual	05	CONV 100															ASSESSED VALUE														
Units	0	100	TOTAL EXEMPTION VALUE																												
Condition Adj	02	02 100	BASE TAXABLE VALUE																												
Kitchen Adjus	01	01 100	TOTAL JUST VALUE																												
Quality			02	02	NCON VALUE																										
DOR CODE			0100	INCOME VALUE																											
MAP NUM			PREVIOUS YEAR MKT VALUE																												
NEIGHBORHOOD/LOC			810317.00	1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	360	100		360	12,769																										
BAS	418	100		418	14,826																										
BAS	792	100		792	28,092																										
UEP	147	60		88	3,121																										
TOTALS	1,717			1,658	58,808																										
EXTRA FEATURES						459 NE MORGAN ST, LAKE CITY																									
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	0130	CLFENCE	5	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	800															
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	600															
3	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	1,500															
LAND DESCRIPTION																															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0		*RSF	-3	0.00	0.00	30,055.00	SF	1.00	1.00	0.55	0.50	0.28	8,265														
REVIEW DATE 10/20/2015 BY DF Total Acres: 0.69 Total Land Value: 8,265 Market: 0 Agricultural: 0 Common: 8,265 PRINTED 11/21/2025 BY SYS																															