NW DIV: LOTS 9, 10, 11, 17 & 18
THOMPSON S/D & THAT PORTION OF H
LYING BETWEEN LOTS 11 BLOCK A &

GEORGE BERNARD
183 NW BASCOM NORRIS DR
LAKE CITY, FL 32055

2026

00-00-00-11609-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

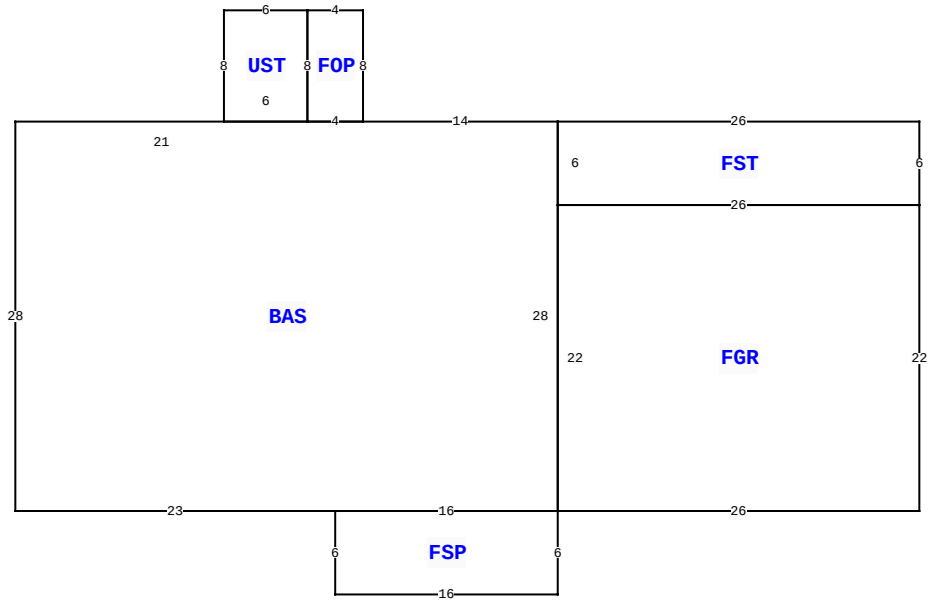
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,092	100		1,092	77,249
FGR	572	55		315	22,283
FOP	32	30		10	707
FSP	96	40		38	2,688
FST	156	55		86	6,084
UST	48	45		22	1,557
TOTALS	1,996			1,563	110,568

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,563	114.8400	128.62	201,033	1967	1967	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2016 Heated Area: 1092 HX Base Yr 2016



183 NW BASCOM NORRIS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		110,568
TOTAL MARKET OB/XF VALUE		400
TOTAL LAND VALUE - MARKET		14,000
TOTAL MARKET VALUE		124,968
SOH/AGL Deduction		48,727
ASSESSED VALUE		76,241
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		25,519
TOTAL JUST VALUE		124,968
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,968

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1303	MAINT/ALTR	50	05/28/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1309/0427	12/21/2015	QC	U	V	11	100
GRANTOR: PAUL SNELL (UNREMAR W						
GRANTEE: BERNARD GEORGE						
1288/1598	1/29/2015	QC	U	I	11	100
GRANTOR: PAUL SNELL						
GRANTEE: BERNARD GEORGE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FOP= N8 W4 S8 E4$ W4 UST= N8 W6 S8 E6$ W21 S28 E23 FSP= S6 E16 N6 W16$ E16 FGR= E26 N22 FST= N6 W26 S6 E26$ W26 S22 $ N28$.

EXTRA FEATURES

LN	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	0	0	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 400

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	-3 0.00	0.00	24,000.00	SF		1.00	1.00	1.00	0.50	0.50	12,000							
2	0000	C	VAC RES	100		*RSF	-340.00	100.00	4,000.00	SF		1.00	1.00	1.00	0.50	0.50	2,000							

REVIEW DATE 10/14/2015 BY DF Total Acres: 0.64 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 11/07/2025 BY SYS