

COMM NW COR OF SW1/4 OF NW1/4, R
S 271.18 FT FOR POB, CONT S 210
210 FT, W 210 FT TO POB.

MORTON KENNETH KEVIN/MORTON SUZANNE
900 SW MORTON GLN
LAKE CITY, FL 32024

2026

04-5S-16-03468-001



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	19	COMMON BRK 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
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

Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	4516.00	1.00/	

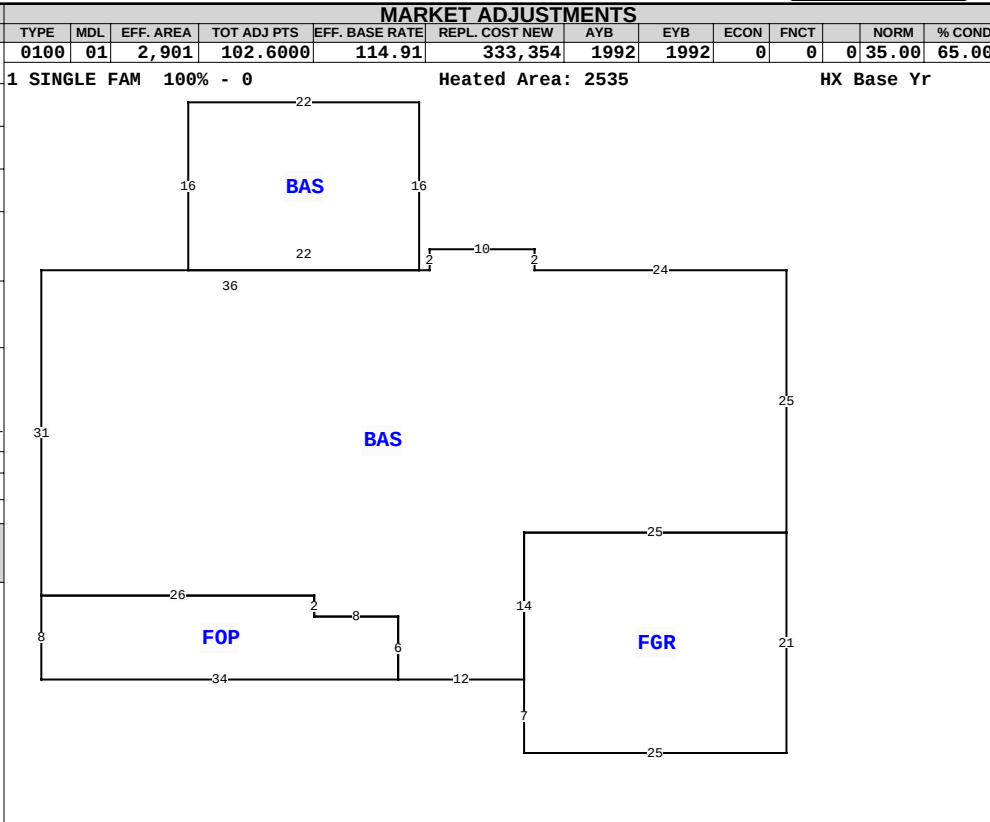
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	352	100		352	26,291
BAS	2,183	100		2,183	163,052
FGR	525	55		289	21,586
FOP	256	30		77	5,751

TOTALS	3,316			2,901	216,680
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00
2	0169	FENCE/WOOD	0	100	0	208.00	UT	7.50	7.50
3	0294	SHED WOOD/	0	100	12	144.00	UT	7.50	7.50
4	0263	PRCH, USP	0	100	16	320.00	UT	12.50	12.50
5	0252	LEAN-TO W/	0	100	9	108.00	UT	2.00	2.00
6	0252	LEAN-TO W/	0	100	9	108.00	UT	2.00	2.00
7	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00
8	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00

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	1.00

REVIEW DATE 10/10/2019 BY KR



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025
INC DATE		AG DATE	MLU

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0169	FENCE/WOOD	0	100	0	208.00	UT	7.50	7.50	70	1993	1993	3	70	1,092	
3	0294	SHED WOOD/	0	100	12	144.00	UT	7.50	7.50	70	1993	1993	3	70	756	
4	0263	PRCH, USP	0	100	16	320.00	UT	12.50	12.50	70	1993	1993	3	70	2,800	
5	0252	LEAN-TO W/	0	100	9	108.00	UT	2.00	2.00	70	1993	1993	3	70	151	
6	0252	LEAN-TO W/	0	100	9	108.00	UT	2.00	2.00	70	1993	1993	3	70	151	
7	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,000	
8	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	

TOTAL OB/XF									
7,950									
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	1.00

Total Acres: 1.00 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1 3									

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		216,680
TOTAL MARKET OB/XF VALUE		7,950
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		239,630
SOH/AGL Deduction		100,556
ASSESSED VALUE		139,074
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		88,352
TOTAL JUST VALUE		239,630
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		239,630

SALE:1:1: 1.00 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
9504	POOL	80	03/23/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1511/1382	4/01/2024	LE U	I	I	14	100	
GRANTOR: MORTON KENNETH KEVIN							
GRANTEE: MORTON KENNETH KEVI							
0745/2131	5/10/1991	WD Q	V	I	02	0	
GRANTOR: CLARA MAULDIN							
GRANTEE: KENNETH MORTON							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W24 N2 W10 S2 W1 BAS= N16 W22 S16 E22\$ W36 S31 FOP= S8 E34 N6 W8 N2 W26\$ E26 S2 E8 S6 E12 FGR= S7 E25N21 W25 S14\$ N14 E25 N25 \$.									

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