LOT 10 OAKFIELD ACRES PHASE I.
ORB 698-753, 730-041,742-1267, 8

MORGAN DANIEL J/MORGAN SANDRA L
150 SW ENDICOTT WAY
LAKE CITY, FL 32024

2026

09-5S-16-03498-110

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

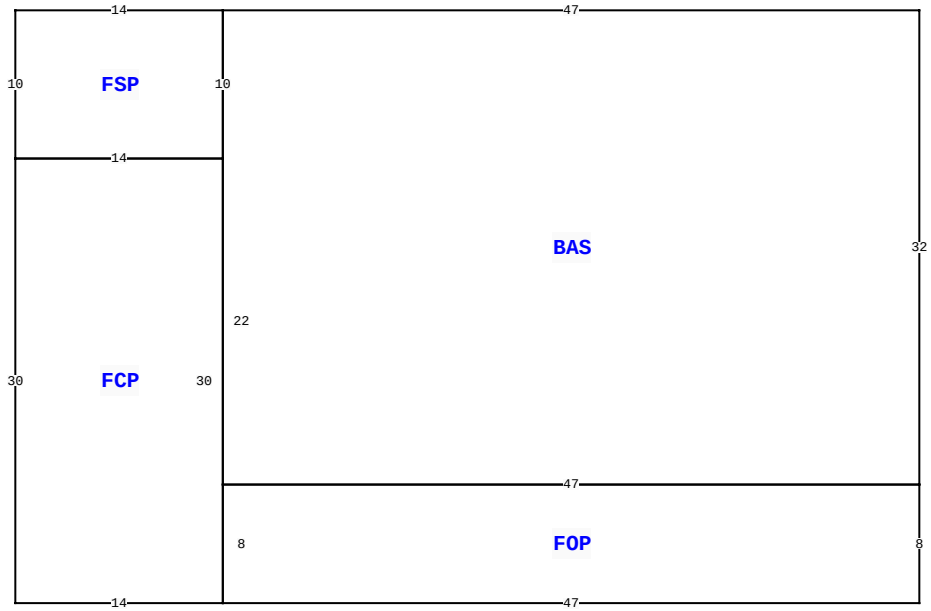
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	9516.0300	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,504	100		1,504	158,258
FCP	420	25		105	11,049
FOP	376	30		113	11,891
FSP	140	40		56	5,893
TOTALS	2,440			1,778	187,090

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,778	125.2636	140.30	249,453	2000	2000	0	0	0	25.00	75.00

3 SINGLE FAM 100% - 2010 Heated Area: 1504 HX Base Yr 2010



150 SW ENDICOTT WAY, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		187,090
TOTAL MARKET OB/XF VALUE		15,900
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		252,990
SOH/AGL Deduction		83,150
ASSESSED VALUE		169,840
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		119,118
TOTAL JUST VALUE		252,990
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		255,484

SALE:3:1: TERMINATION OF AGREEMENT
SALE:2:1: LOT 10, OAKFIELD ACRES
BLDG:1:1: SKYLINE MH
XFOB:1:1: SKYLINE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17161	SFR	255	07/03/2000
15185	M H	75	03/09/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1169/1892	3/03/2009	WD	U	I	12	154,000
GRANTOR: DEUTSCHE BANK NATIONA						
GRANTEE: DANIEL J & SANDRA L						
1158/0527	8/27/2008	CT	Q	I	01	100
GRANTOR: CLERK OF COURT						
GRANTEE: DEUTSCHE BANK NATIO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W47 FSP= W14 S10 E14 N10$ S10 FCP= W14 S30 E14 N30$
S22FOP= S8 E47 N8 W47$ E47 N32$.

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	0021	BARN,FR AE	0	100	30	40	1,200.00	UT	11.00	11.00	100	1999	1999	3	100	13,200	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	100	2,000	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 15,900

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 09/03/2019 BY BC Total Acres: 4.06 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/18/2025 BY SYS