LOT 69 CALLAWAY S/D PHASE 3.
CWD 1012-2237, WD 1029-877,
WD 1180-1658, POA 1180-1659,

ELLIS MORGAN RENALD
157 SW STAFFORD COURT
LAKE CITY, FL 32025

2026

15-4S-16-03023-369

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

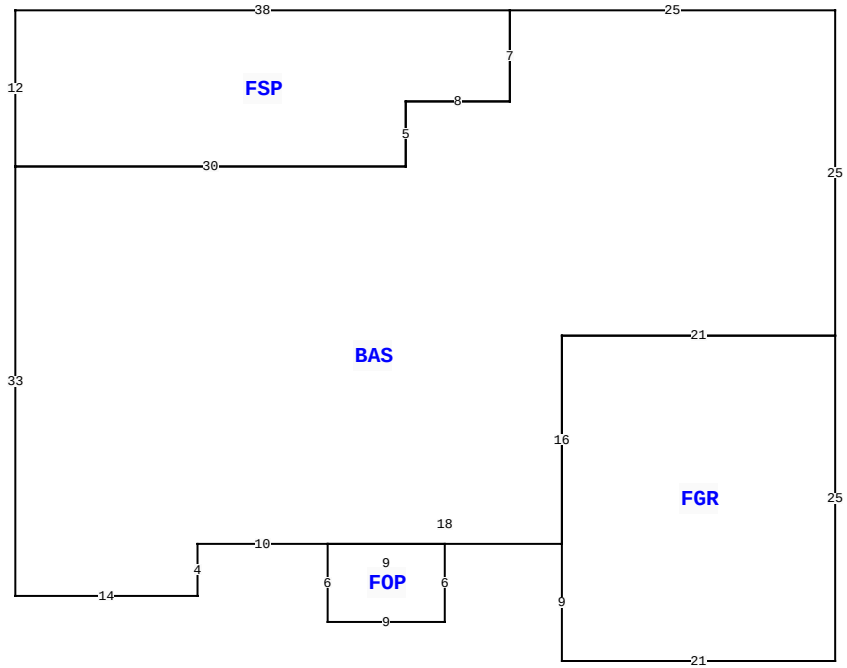
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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 06
NEIGHBORHOOD/LOC	15416.050	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,887	100		1,887	199,609
FGR	525	55		289	30,571
FOP	54	30		16	1,692
FSP	416	40		166	17,559
TOTALS	2,882			2,358	249,431

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,358	119.5502	133.90	315,736	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2012 Heated Area: 1887 HX Base Yr 2012



157 SW STAFFORD CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		249,431
TOTAL MARKET OB/XF VALUE		4,590
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		289,021
SOH/AGL Deduction		98,867
ASSESSED VALUE		190,154
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		139,432
TOTAL JUST VALUE		289,021
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		292,179

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21707	SFR	578	04/07/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1225/2200	11/29/2011	WD	Q	I	01	165,000
GRANTOR: WILLIQM J & SHARON M						
GRANTEE: RENALD MORGAN ELLIS						
1180/1658	9/08/2009	WD	Q	I	01	182,500
GRANTOR: ROBERT L JR & NICOLE						
GRANTEE: WILLIAM J & SHARON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 FSP= W38 S12 E30 N5 E8 N7$ S7 W8 S5 W30 S33 E14 N4 E10FOP= S6 E9 N6 W9$ E18 FGR= S9 E21 N25 W21 S16 $ N16 E21 N25$.

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	895.00	UT	2.00	2.00	100	2004	2004	3	100	1,790	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,200	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	1,600	

LAND DESCRIPTION

TOTAL OB/XF 4,590

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/21/2024 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/18/2025 BY SYS