LOT 44 UNIT 5 CEDAR SPRING SHORE
ORB 408-147, 365-218, DC P STARK

MORRILL JOHN A/MORRILL LISA S
1464 MANOR HOUSE DR
TALLAHASSEE, FL 32312

2026

18-7S-16-04236-068

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

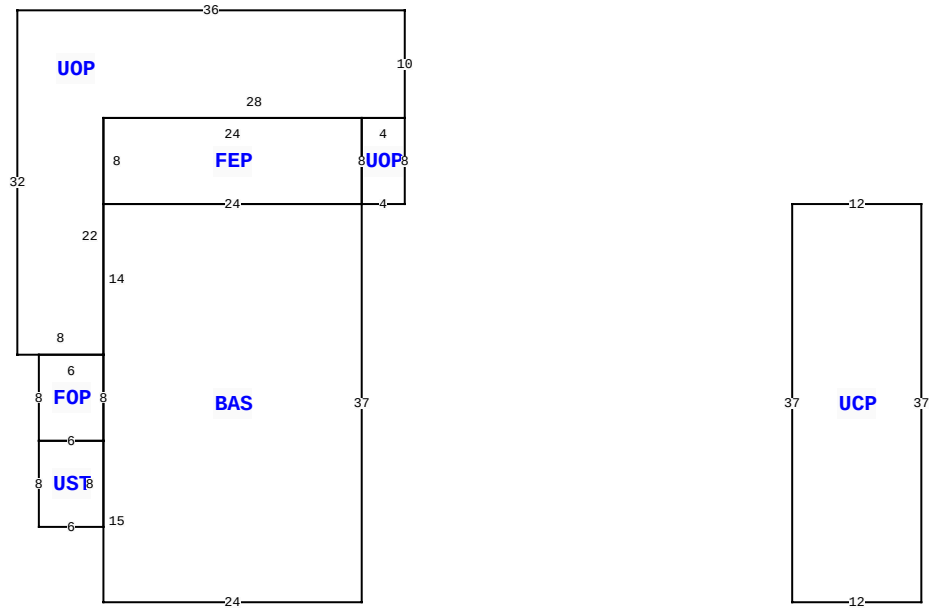
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 70
Interior Wall	06	CUST PANEL 30
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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 02
NEIGHBORHOOD/LOC	18716.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	888	100		888	76,638
FEP	192	80		154	13,291
FOP	48	30		14	1,208
UCP	444	20		89	7,681
UOP	32	20		6	518
UOP	536	20		107	9,235
UST	48	45		22	1,898
TOTALS	2,188			1,280	110,469

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	1,280	117.9000	143.84	184,115	1978	1983	0	0	0	40.00	60.00

1 SFR PILING 0% - 0 Heated Area: 888 HX Base Yr



878 SW BLUFF DR, FORT WHITE

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	110,469
TOTAL MARKET OB/XF VALUE	2,314
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	187,783
SOH/AGL Deduction	0
ASSESSED VALUE	187,783
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	187,783
TOTAL JUST VALUE	187,783
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	187,783

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0994/0300	8/20/2003	WD	Q	I		75,000

GRANTOR: JOAN I STARK
GRANTEE: JOHN A & LISA S MOR

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N37 UOP= E4 N8 UOP= N10 W36 S32 E8 N22 E28 $ W4 FEP= W24 S8 E24 N8$ S8 $ W24 S14 FOP= W6 S8 E6 N8$ S8 UST= W6 S8 E6 N8$ S15 E24$ PTR= E40 UCP= E12 N37 W12 S37$ W40$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0084	DOCK-RIVER	0	0	12	16	192.00	UT	14.50	14.50	100	2008	2008	3	40	1,114	

LAND DESCRIPTION

TOTAL OB/XF 2,314

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	0132	C	SFR RIVER	0		A-1	0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000							

REVIEW DATE 08/18/2020 BY KR Total Acres: 1.20 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 11/19/2025 BY SYS