LOT 1 BLOCK 3 CAROLYN HEIGHTS S/
413-148, 416-280, 432-578

HENDERSON GUSSIE A
1916 NE BASCOM NORRIS DR
LAKE CITY, FL 32055

2026

28-3S-17-05730-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

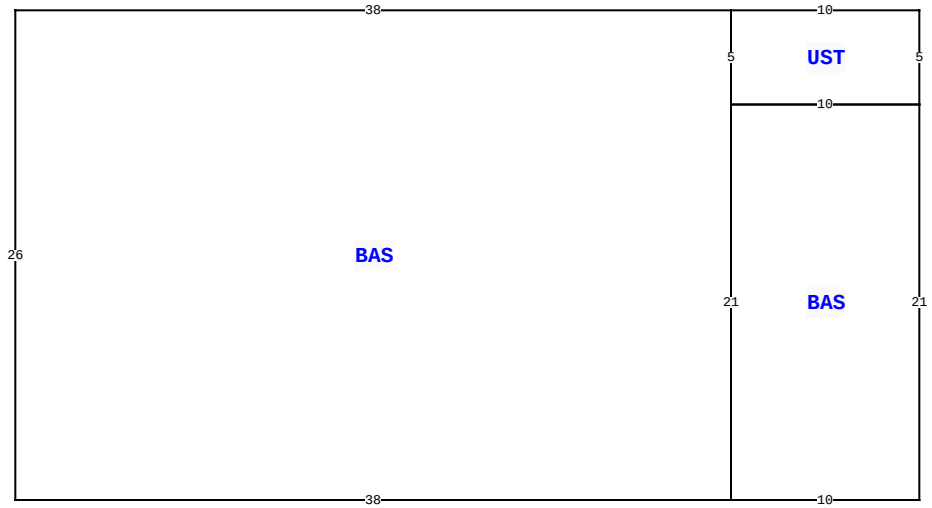
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
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	28317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	210	100		210	13,920
BAS	988	100		988	65,491
UST	50	45		22	1,458
TOTALS	1,248			1,220	80,869

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,220	107.6100	120.52	147,034	1965	1965	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 0 Heated Area: 1198 HX Base Yr



1916 NE BASCOM NORRIS DR, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		80,869
TOTAL MARKET OB/XF VALUE		2,670
TOTAL LAND VALUE - MARKET		10,500
TOTAL MARKET VALUE		94,039
SOH/AGL Deduction		37,662
ASSESSED VALUE		56,377
TOTAL EXEMPTION VALUE	HX HB SX	56,377
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		94,039
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		94,039

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28432	MAINT/ALTR	35	03/19/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0413/0148	9/01/1978	03	Q	I		19,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S26 E38 BAS= E10 N21 W10 S21$ N21 UST= E10 N5 W10 S5$ N5$.

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	70	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 2,670

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			0.00	0.00	1.00	LT		1.00	1.00	1.25	8,400.00	10,500.00	10,500							

REVIEW DATE 09/17/2015 BY DF Total Acres: 0.35 Total Land Value: 10,500 Market: 0 Agricultural: 0 Common: 10,500 PRINTED 11/07/2025 BY SYS