LOT 17 BLOCK 4 CAROLYN HEIGHTS S

743-214, DC 1446-204,205, PB 144

MOORE KATRINA E
167 NE CURT CT
LAKE CITY, FL 32055

2026

28-3S-17-05764-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

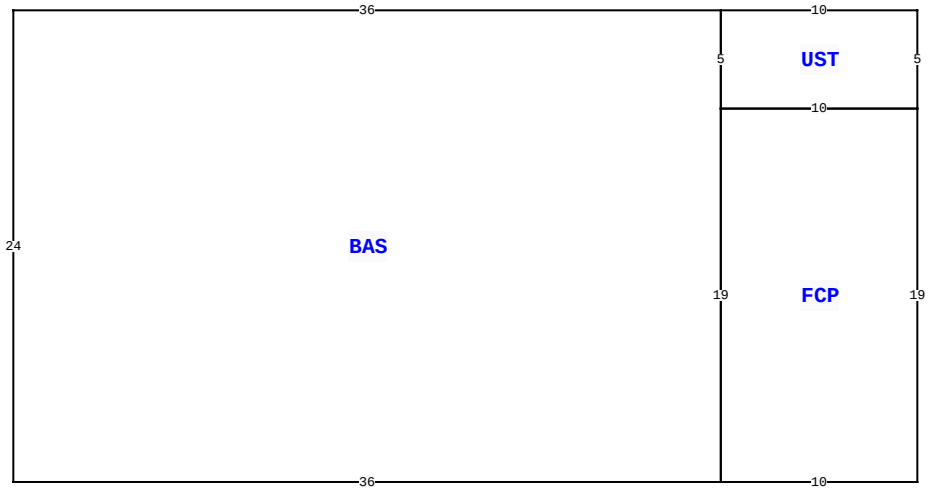
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	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 07
NEIGHBORHOOD/LOC	28317.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100		864	61,496
FCP	190	25		48	3,417
UST	50	45		22	1,566
TOTALS	1,104			934	66,478

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	934	115.5440	129.41	120,869	1965	1965	10	0	0	35.00	55.00

1 SINGLE FAM 100% - 2022 Heated Area: 864 HX Base Yr 2022



167 NE CURT CT, 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		66,478
TOTAL MARKET OB/XF VALUE		270
TOTAL LAND VALUE - MARKET		8,400
TOTAL MARKET VALUE		75,148
SOH/AGL Deduction		10,007
ASSESSED VALUE		65,141
TOTAL EXEMPTION VALUE	HX HB	40,141
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		75,148
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		75,148

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1447/1649	9/14/2021	WD	U	I	11	100
GRANTOR: MOORE CLARENCE RUSSEL						
GRANTEE: MOORE KATRINA ELIZA						
1447/383	9/13/2021	PB	U	I	18	0
GRANTOR: CLERK OF COURT (MOORE						
GRANTEE: MOORE KATRINA E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W36 S24 E36 FCP= E10 N19 W10 S19$ N19 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	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 270

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	1.00	8,400.00	8,400.00	8,400							

REVIEW DATE 09/17/2015 BY DF Total Acres: 0.19 Total Land Value: 8,400 Market: 0 Agricultural: 0 Common: 8,400 PRINTED 10/03/2025 BY SYS