

LE 1362-250,

P O BOX 796  
LAKE CITY, FL 32056

# 2026

**28-3S-17-05765-000**

| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 19 | COMMON BRK 90  |
| Exterior Wall            | 08 | WD OR PLY 10   |
| Roof Structure           | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floor           | 14 | CARPET 90      |
| Interior Floor           | 06 | VINYL ASB 10   |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 3 100          |
| Bathrooms                |    | 1 100          |
| Frame                    | 01 | NONE 100       |
| Stories                  |    | 1. 100         |
| Architectural            | 05 | CONV 100       |
| Units                    |    | 0 100          |
| Condition Adj            | 03 | 03 100         |
| Kitchen Adjus            | 01 | 01 100         |

|         |    |    |
|---------|----|----|
| Quality | 05 | 05 |
|---------|----|----|

|          |      |               |
|----------|------|---------------|
| DOR CODE | 0100 | SINGLE FAMILY |
|----------|------|---------------|

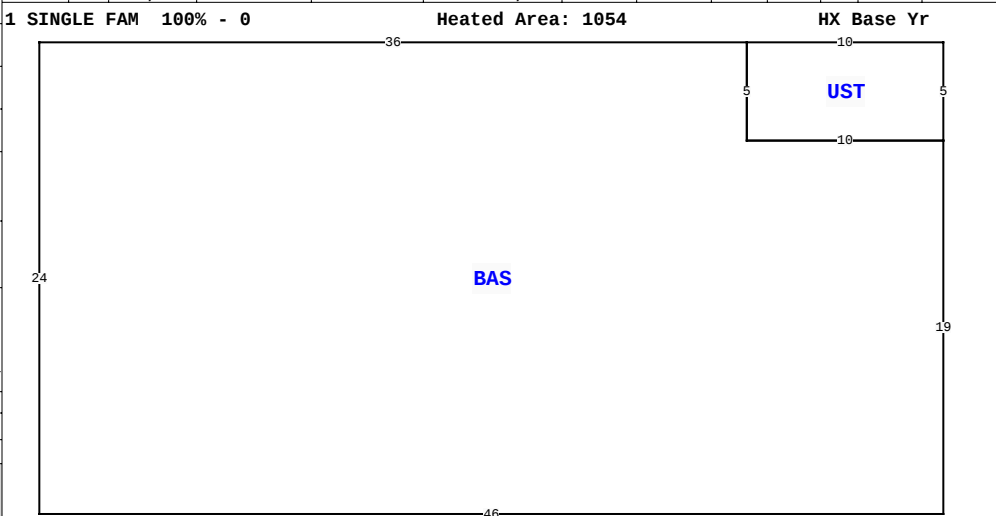
|         |  |          |    |
|---------|--|----------|----|
| MAP NUM |  | MKT AREA | 07 |
|---------|--|----------|----|

| NEIGHBORHOOD/LOC |                  | 28317.040   | 1.00/ |              |                      |
|------------------|------------------|-------------|-------|--------------|----------------------|
| AREA TYPE        | TOTAL GROSS AREA | PCT OF BASE | YEAR  | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS              | 1,054            | 100         |       | 1,054        | 74,967               |
| UST              | 50               | 45          |       | 22           | 1,565                |

|        |       |  |  |       |        |
|--------|-------|--|--|-------|--------|
| TOTALS | 1,104 |  |  | 1,076 | 76,531 |
|--------|-------|--|--|-------|--------|

[illegible]

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |         |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM    | % COND |
| 0100               | 01  | 1, 076    | 115.4640    | 129.32         | 139, 148       | 1965 | 1965 | 10   | 0    | 0 35.00 | 55.00  |



153 NE CURT CT, LAKE CITY

|          |
|----------|
| BLD DATE |
| XF DATE  |
| INC DATE |

|           |
|-----------|
| LGL DATE  |
| LAND DATE |
| AG DATE   |

[illegible][illegible]

|             |            |    |    |                   |                         |           |                 |               |                           |
|-------------|------------|----|----|-------------------|-------------------------|-----------|-----------------|---------------|---------------------------|
| REVIEW DATE | 09/17/2015 | BY | DF | Total Acres: 0.19 | Total Land Value: 8,400 | Market: 0 | Agricultural: 0 | Common: 8,400 | PRINTED 11/19/2025 BY SYS |
|-------------|------------|----|----|-------------------|-------------------------|-----------|-----------------|---------------|---------------------------|

| COLUMBIA COUNTY PROPERTY  |           | PAGE 1 of 1 | 2        |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY         |           |             |          |
| VALUATION BY              |           |             | STANDARD |
| Tax Group: 2              | Tax Dist: |             |          |
| BUILDING MARKET VALUE     |           |             | 76,531   |
| TOTAL MARKET OB/XF VALUE  |           |             | 800      |
| TOTAL LAND VALUE - MARKET |           |             | 8,400    |
| TOTAL MARKET VALUE        |           |             | 85,731   |
| SOH/AGL Deduction         |           |             | 40,123   |
| ASSESSED VALUE            |           |             | 45,608   |
| TOTAL EXEMPTION VALUE     | HX HB 13  |             | 45,608   |
| BASE TAXABLE VALUE        |           |             | 0        |
| TOTAL JUST VALUE          |           |             | 85,731   |
| NCON VALUE                |           |             | 0        |
| INCOME VALUE              |           |             |          |
| PREVIOUS YEAR MKT VALUE   |           |             | 85,731   |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |

| SALES DATA                     |           |              |        |        |           |               |
|--------------------------------|-----------|--------------|--------|--------|-----------|---------------|
| OFF RECORD<br>Number           | DATE      | TYPE<br>INST | Q<br>U | V<br>I | RSN<br>CD | SALE<br>PRICE |
| 1362/0250                      | 6/08/2018 | LE           | U      | I      | 14        | 100           |
| GRANTOR: MORRIS & CRESE F MORG |           |              |        |        |           |               |
| GRANTEE: LAKWANZA MOECHELL M   |           |              |        |        |           |               |
| 0573/0081                      | 9/01/1985 | WD           | Q      | I      | 01        | 33,000        |
| GRANTOR:                       |           |              |        |        |           |               |
| GRANTEE:                       |           |              |        |        |           |               |

| BUILDING NOTES                                     |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|
|                                                    |  |  |  |  |  |  |  |  |  |  |  |  |
| BUILDING DIMENSIONS                                |  |  |  |  |  |  |  |  |  |  |  |  |
| BAS= W36 S24 E46 N19 UST= NSW10 S5 E10\$ W10 N5\$. |  |  |  |  |  |  |  |  |  |  |  |  |