W1/2 OF SE1/4 OF NE1/4 OF SW1/4.
840-2362, 854-2406, 885-2550 THR

DAVID JAMES E SR/DAVID LORA L
169 SW DUCK GLN
LAKE CITY, FL 32024

2026

28-4S-16-03220-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	28416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	52,828
TOTAL MARKET VALUE	52,828
SOH/AGL Deduction	530
ASSESSED VALUE	52,298
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	52,298
TOTAL JUST VALUE	52,828
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,828

LAND:2:1: JOINS ADJACENT PRCL

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1336/1157	5/04/2017	WD	Q	V	01	45,000
GRANTOR: RALPH NORRIS TRUSTEE						
GRANTEE: JAMES E DAVID SR &						
1151/2624	4/23/2008	WD	Q	V	01	100
GRANTOR: CAROLYN E NORRIS REVO						
GRANTEE: RALPH NORRIS AS TRT						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9900	C	AC NON-AG	0		A-1	0.00	0.00	5.65	AC		1.00	1.00	0.85	11,000.00	9,350.00	52,828							

REVIEW DATE 04/07/2025 BY MLU Total Acres: 5.65 Total Land Value: 52,828 Market: 0 Agricultural: 0 Common: 52,828 PRINTED 11/17/2025 BY SYS