

LOTS 12, 13 AND 14 BLOCK 1
MORNINGSIDE HEIGHTS S/D.
ORB 781-1331, 879-1114,

GREEN J D & JOSEPH D
1613 E DUVAL STREET
LAKE CITY, FL 32055

2026

33-3S-17-06383-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Fixtures	2	100
Frame	03	MASONRY 100
Story Height	8	100
RMS	4	100
Stories	0	0 100
Units	0	0 100
Condition Adj	03	03 100

Quality		03 03			
DOR CODE		1100STORES/1 STORY			
MAP NUM		MKT AREA		07	
NEIGHBORHOOD/LOC		33317.060		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,523	100		3,523	59,979
CAN	176	30		53	903
CAN	192	30		58	988
CAN	248	30		74	1,260
CAN	960	30		288	4,903
UST	481	40		192	3,269
UST	2,464	40		986	16,787
TOTALS	8,044			5,174	88,088

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	0	34	32	1,088.00	UT	1.50	1.50	
2	0166	CONC, PAVMT	0	0	19	30	570.00	UT	1.50	1.50	
3	0140	CLFENCE	6	0	0	0	660.00	UT	3.50	3.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	1100	C	STORE 1FLR	0		CI	190.00	145.00	27,550.00	SF	

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
3500	04	5,174	54.0518	34.05	176,175	1972	1972	0	0	0 50.00	50.00												
1 STORE RETL 0% - 0 Heated Area: 3523 HX Base Yr																							
The floor plan is a large rectangle divided into several sections. The top-left section is labeled 'CAN' with dimensions 30 (width) and 32 (height). The top-right section is labeled 'UST' with dimensions 77 (width) and 32 (height). The bottom-left section is labeled 'BAS' with dimensions 52 (height) and 31 (width). The bottom-right section is labeled 'UST' with dimensions 37 (width) and 13 (height). The bottom-most section is divided into three smaller rectangles, each labeled 'CAN' with dimensions 8 (height) and 31, 24, and 22 (widths respectively). The total width of the plan is 107 (30 + 77) and the total height is 84 (32 + 52).																							
<table><tr><td>BLD DATE</td><td></td><td>LGL DATE</td><td></td></tr><tr><td>YE DATE</td><td></td><td>LAND DATE</td><td></td></tr><tr><td>INC DATE</td><td></td><td>AG DATE</td><td></td></tr></table>												BLD DATE		LGL DATE		YE DATE		LAND DATE		INC DATE		AG DATE	
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		128,182	
TOTAL MARKET OB/XF VALUE		4,797	
TOTAL LAND VALUE - MARKET		61,988	
TOTAL MARKET VALUE		194,967	
SOH/AGL Deduction		0	
ASSESSED VALUE		194,967	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		194,967	
TOTAL JUST VALUE		194,967	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		195,878	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0879/1114	12/04/1996	QC	Q	I	01	82,000	
GRANTOR: DAVID GREEN							
GRANTEE: JOSEPH D GREEN							
0781/1331	10/20/1993	WD	Q	I		82,000	
GRANTOR: JENNINGS WILLIAMS							
GRANTEE: J D & DAVID GREEN							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W21 S52 CAN= S8 E31 N8 W31\$ E31 CAN= S8 E24 N8 W24\$ E24 CAN= S8 E22 N8 W22 \$ E22 N52 UST= N32 W77 CAN= W30 S32 E30 N32\$ S32 E77\$ W19 UST= W37 S13 E37 N13\$ S13 W37 N13\$.											

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BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		3 100
Frame		N/A 100
Story Height		10 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Quality	04	04
DOR CODE	1100 STORES/1 STORY	
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.060 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	400	100
CAN	350	30
UST	1,140	40
TOTALS	1,890	961

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
6700	04	961	96.7575	47.41	45,561	2012	2012	0	0	0 12.00	88.00
2 SERV SHOP 0% - 0			Heated Area: 400				HX Base Yr				
UST BAS CAN											