S 75 FT OF LOT 15 BLOCK 1
MORNINGSIDE HEIGHTS S/D.
ORB 763-2173, UNR INST TO

FOLSTON MARY V JONES
148 NE POPPY WAY
LAKE CITY, FL 32055

2026

33-3S-17-06384-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

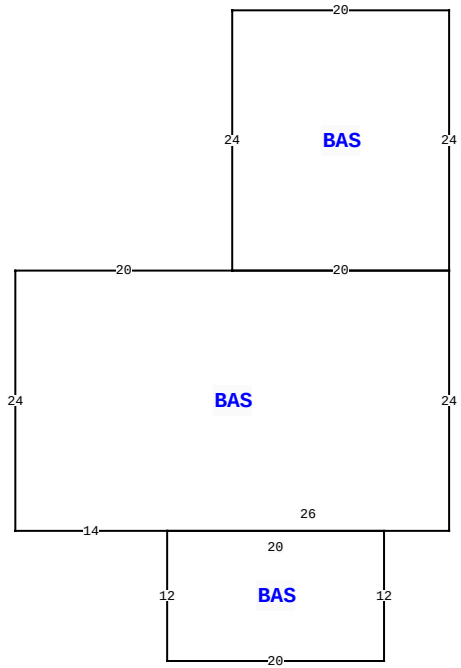
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	08	WD OR PLY 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	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	33317.060	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	15,924
BAS	480	100		480	31,849
BAS	960	100		960	63,698
TOTALS	1,680			1,680	111,471

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,680	91.1400	102.08	171,494	1960	1960	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1997 Heated Area: 1680 HX Base Yr 1997



148 NE POPPY WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		111,471
TOTAL MARKET OB/XF VALUE		500
TOTAL LAND VALUE - MARKET		9,844
TOTAL MARKET VALUE		121,815
SOH/AGL Deduction		87,834
ASSESSED VALUE		33,981
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		8,981
TOTAL JUST VALUE		121,815
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,815

SALE:4:1: MORNINGSIDE HEIGHTS
SALE:3:1: PARENTS TO SON

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12505	REMODEL	50	05/09/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0825/1636	7/19/1996	WD	Q	I		27,000
GRANTOR: BOYD & SUSAN RHEA						
GRANTEE: MARY V JONES FOLKST						
0825/1635	7/18/1996	QC	Q	I	01	0
GRANTOR: JAMES P RHEA						
GRANTEE: BOYD & SUSAN RHEA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 S24 E14 BAS= S12 E20 N12 W20$ E26 N24 BAS= N24 W20 S24 E20$ W20$.

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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1996	1996	3	100	300	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 500

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		RSF/MH	75.00	175.00	13,125.00	SF		1.00	1.00	1.00	0.75	0.75	9,844							

REVIEW DATE 01/05/2017 BY DF Total Acres: 0.30 Total Land Value: 9,844 Market: 0 Agricultural: 0 Common: 9,844 PRINTED 11/18/2025 BY SYS