

LOT 6 BLOCK 2 MORNINGSIDE HEIGHT
550-628, 556-293, 637-707, 798-2

THE JONES FAMILY TRUST DATED APRIL 18, 2002
301 NW BROOKSIDE CT
LAKE CITY, FL 32055

2026

33-3S-17-06389-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
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	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms	3	100
Bathrooms	2	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	03	03
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	1,482	100		1,482	80,524
FEP	324	80		259	14,073
UCP	475	20		95	5,162
UGR	960	45		432	23,472
TOTALS	3,241			2,268	123,231

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		CI	60.00	145.00	8,700.00

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,268	88.2090	98.79	224,056	1947	1947	10	0	0 35.00	55.00

1 SINGLE FAM 0% - 0 Heated Area: 1482 HX Base Yr

20

48

UGR

48

20

19

25

UCP

25

19

39

38

BAS

38

3

36

FEP

36

9

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
1349 E DUVAL ST, LAKE CITY			

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		123,231	
TOTAL MARKET OB/XF VALUE		300	
TOTAL LAND VALUE - MARKET		19,575	
TOTAL MARKET VALUE		143,106	
SOH/AGL Deduction		0	
ASSESSED VALUE		143,106	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		143,106	
TOTAL JUST VALUE		143,106	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		143,106	

SALE:2:1: LOT 6 BLOCK 2 MORNINGSIDE HEIGHTS			
SALE:1:1: ERNEST GIVING UP HIS INTEREST			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050094	Electrical Servic	0	06/11/2024
000042744	Roof Replacement	9,000	09/13/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1532/948	1/24/2025	QC	U	I	11	100	
GRANTOR: JONES REBECCA J							
GRANTEE: THE JONES FAMILY TR							
1532/923	1/24/2025	QC	U	I	11	100	
GRANTOR: JONES REBECCA J TRUST							
GRANTEE: JONES REBECCA J							

BUILDING NOTES									
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BUILDING DIMENSIONS									
UGR= N48 W20 S48 E20\$ BAS= W39 S38 E3 FEP= S9 E36 N9 W36\$ E36 N38\$ PTR=E50 UCP= N25 W19 S25 E19\$ W50\$.									