

NE DIV: 40 FT E & W BY 55 FT N &  
SIDE OF NW1/4 EX RD R/W. BLOCK 2  
SUBDIVISION.

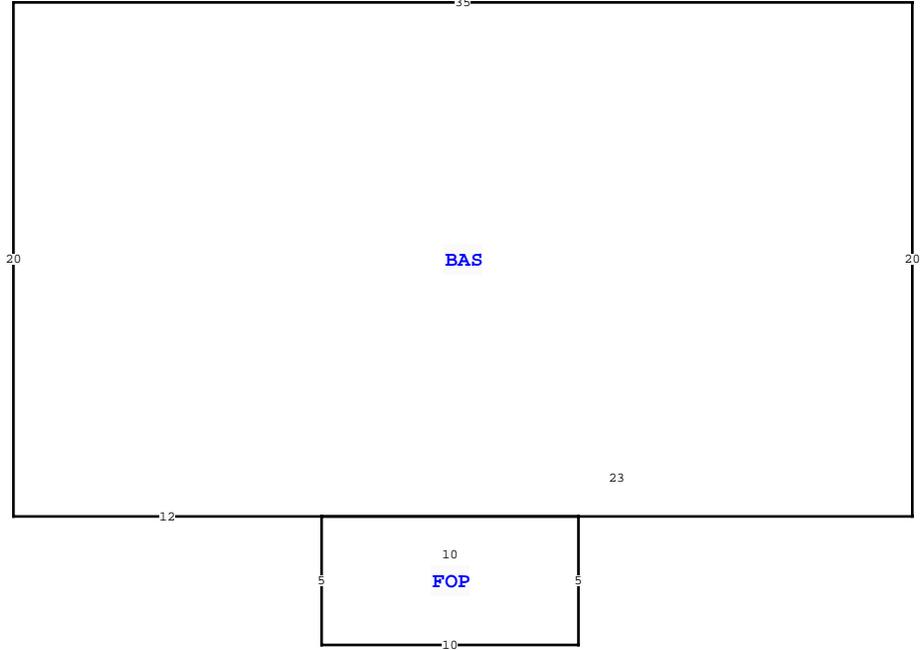
ALFORD GERALD M  
703 NW MORRELL DRIVE  
WHITE SPRINGS, FL 32096

**2026**

00-00-00-11115-000  
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	06	VINYL ASB 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 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	810317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	700	100	
FOP	50	30	
TOTALS	750		715 49,895

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0% - 0			90,719	1920	1990	10	0	35.00	55.00	
			Heated Area: 700			HX Base Yr						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			49,895
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			1,100
TOTAL MARKET VALUE			51,195
SOH/AGL Deduction			0
ASSESSED VALUE			51,195
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			51,195
TOTAL JUST VALUE			51,195
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			50,323
BLDG:1:1: HOUSE COMPLETELY REMODELED IN 2009			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
469	ADDN SFR	50	01/07/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1360/2387	5/11/2018	QC	U	I	11	100
GRANTOR: GERALD M ALFORD & MAR						
GRANTEE: GERALD M ALFORD						
1358/1114	4/24/2018	QC	U	I	11	100
GRANTOR: SHERRY ELLIS						
GRANTEE: GERALD M ALFORD & M						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0169	FENCE/WOOD	0	0	1.00	UT	0.00	0.00	100	2011	2011	3

TOTAL OB/XF													
200													
927 NE ABERDEEN AVE, LAKE CITY													
		BLD DATE		LGL DATE									
		XF DATE		LAND DATE									
		INC DATE		AG DATE									

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W35 S20 E12 FOP= S5 E10N5 W10\$ E23 N20\$.												

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		*RSF-	355.00	40.00	2,200.00	SF		1.00	1.00	1.00	0.50	0.50	1,100								