LOT 4 SUZANNE S/D UNIT 4.

502-277, 548-600, 867-2428, 867-

HARVEY WAYNE
192 SE MOSSY CT
LAKE CITY, FL 32025

2027

03-4S-17-07570-100

BUILDING CHARACTERISTICS

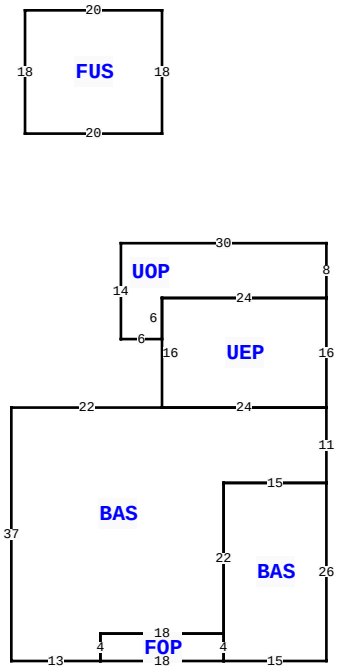
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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 06
NEIGHBORHOOD/LOC	3417.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	390	100		390	32,030
BAS	1,240	100		1,240	101,838
FOP	72	30		22	1,807
FUS	360	100		360	29,566
UEP	384	60		230	18,890
UOP	276	20		55	4,517
TOTALS	2,722			2,297	188,647

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,297	114.8648	126.35	290,226	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2022 Heated Area: 1990 HX Base Yr 2022



192 SE MOSSY CT, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	800	
3	0294	SHED WOOD/	0	100	8	10	80.00	UT	5.00	5.00	50	1993	1993	3	50	200	
4	0296	SHED METAL	0	100	10	12	120.00	UT	5.00	5.00	50	1993	1993	3	50	300	
5	0210	GARAGE U	0	100	18	30	540.00	UT	3.00	3.00	75	1993	1993	3	75	1,215	
6	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		188,647
TOTAL MARKET OB/XF VALUE		3,915
TOTAL LAND VALUE - MARKET		23,125
TOTAL MARKET VALUE		215,687
SOH/AGL Deduction		25,135
ASSESSED VALUE		190,552
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		134,141
TOTAL JUST VALUE		215,687
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		219,121

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1428/1068	1/19/2021	WD	Q	I	01	165,000
GRANTOR: LONG EARL						
GRANTEE: HARVEY WAYNE						
1008/1190	2/26/2004	WD	Q	I		132,000
GRANTOR: SEAN P & TOSCA R MOOR						
GRANTEE: EARL LONG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S37 E13 FOP= E18 N4 W18 S4$ N4 E18 BAS= S4 E15 N26 W15 S22$ N22 E15 N11 UEP= N16 UOP= N8 W30 S14 E6 N6 E24$ W24 S16 E24$W24 $ PTR=N40 FUS= N18 W20 S18 E20$ S40$.

LAND DESCRIPTION

TOTAL OB/XF 3,915

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.25	18,500.00	23,125.00	23,125							

REVIEW DATE 02/27/2017 BY DF Total Acres: 0.80 Total Land Value: 23,125 Market: 0 Agricultural: 0 Common: 23,125 PRINTED 11/17/2026 BY SYS