N1/2 OF SW1/4 OF SE1/4 OF NW1/4,
549-662, 712-896, 956-1541, WD 1

SMITH JAMES H JR/SMITH KIMBERLY D
945 SW NORRIS AVE
LAKE CITY, FL 32024

2027

06-5S-16-03480-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		3 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

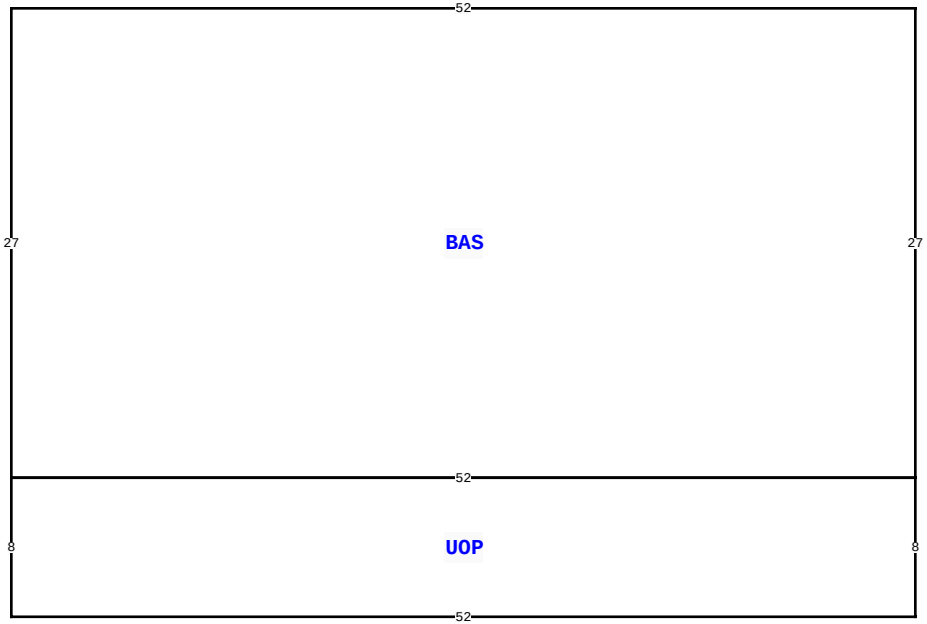
NEIGHBORHOOD/LOC 6516.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	40,738
UOP	416	25		104	3,018
TOTALS	1,820			1,508	43,756

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,508	120.9000	72.54	109,390	1994	1994	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2021 Heated Area: 1404 HX Base Yr 2021



945 SW NORRIS AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	100	
2	0081	DECKING WI	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
3	9946	Well	0	100	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	
4	0030	BARN,MT	0	100	0	0	1.00	UT	5,400.00	5,400.00	100	2026	2025		100	5,400	
5	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		43,756
TOTAL MARKET OB/XF VALUE		15,800
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		124,556
SOH/AGL Deduction		49,434
ASSESSED VALUE		75,122
TOTAL EXEMPTION VALUE	HX HB	50,122
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		124,556
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,556

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052532	Mobile Home		03/09/2025
000052318	Right-of-Way Acce		02/13/2025
29440	M H	375	05/31/2011
24150	M H	420	02/20/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1301/2279	9/28/2015	WD	Q	I	01	55,000
GRANTOR: JAMES D & SOPHIE E HO						
GRANTEE: JAMES H JR & KIMBER						
1274/2731	5/21/2014	WD	U	V	11	100
GRANTOR: DALE & CYNTHIA HOUSTO						
GRANTEE: JAMES D & SOPHIE E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 UOP= S8 E52 N8 W52$ E52 N27$.

LAND DESCRIPTION

TOTAL OB/XF 15,800

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	0200	C	MBL HM	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							

REVIEW DATE 04/15/2025 BY randall Total Acres: 5.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/17/2026 BY SYS