

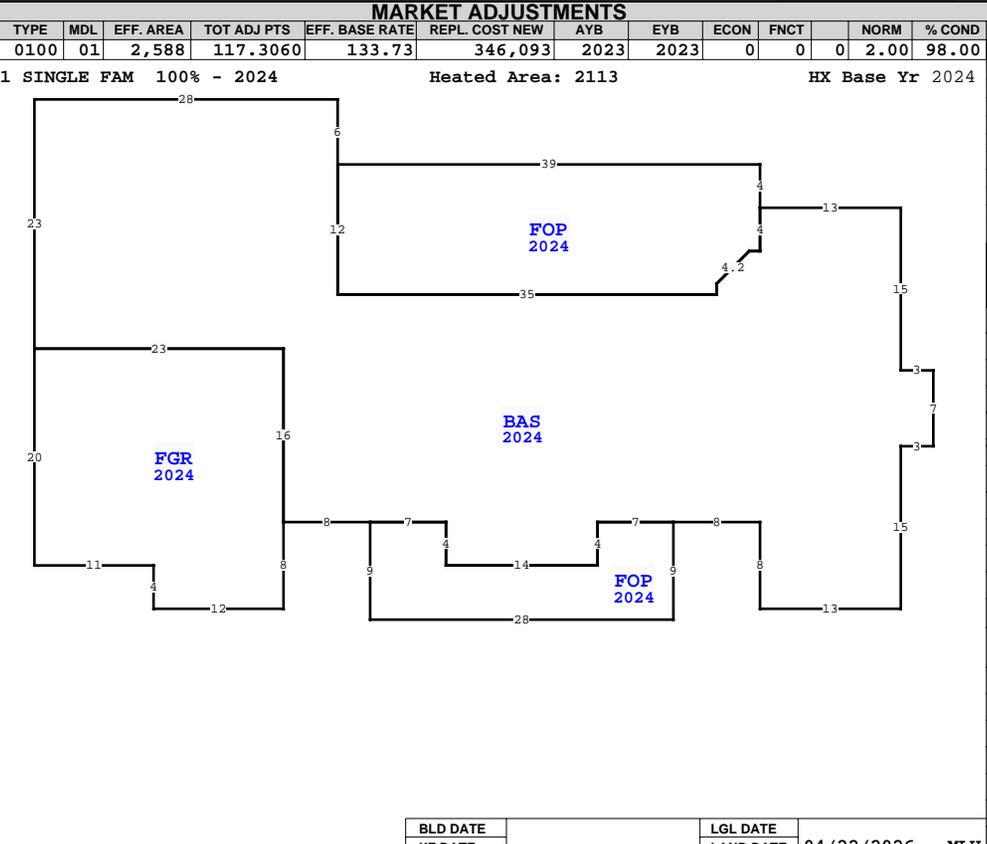
BEG INTERS OF E LINE OF NE1/4 OF
& S R/W CR-252, S 749.01 FT, W 2
FT TO S R/W OF CR-252, E 290.78

MORRIS DANIEL/MORRIS EMILY
3511 SW PINEMOUNT RD
LAKE CITY, FL 32024

2026

07-4S-16-02806-010


ELEMENT		CD		CONSTRUCTION	
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	7416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,113	100	2024	2,113	276,920
FGR	508	55	2024	279	36,565
FOP	196	30	2024	59	7,732
FOP	457	30	2024	137	17,955
TOTALS	3,274			2,588	339,171



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			339,171
TOTAL MARKET OB/XF VALUE			1,260
TOTAL LAND VALUE - MARKET			62,280
TOTAL MARKET VALUE			402,711
SOH/AGL Deduction			55,725
ASSESSED VALUE			346,986
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			295,575
TOTAL JUST VALUE			402,711
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			394,961

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045118	New Residential C	400,000	08/08/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/1270	1/29/2026	WD	Q	I	01	440,000
GRANTOR: WARD JESSICA N						
GRANTEE: MORRIS DANIEL						
1401/0890	12/04/2019	WD	Q	V	03	5,000
GRANTOR: JUDITH CARTER BROWN						
GRANTEE: JESSICA N & CHRISTO						

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	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	100	0	0			3.00	100	2024	2023		100	1,260	

3511 SW PINEMOUNT RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026
INC DATE		AG DATE	MLU

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=2024;ORIG=70,10] S23 E23 S16 E8 E7 S4 E14 N4 E7 E8 S8 E13 N15 E3 N7 W3 N15 W13 S4 W1 D3L3 S1 W35 N12 N6 W28 \$														
FGR=[YR=2024;ORIG=70,33] S20 E11 S4 E12 N8 N16 W23 \$														
FOP=[YR=2024;ORIG=101,49] S9 E28 N9 W7 S4 W14 N4 W7 \$														
FOP=[YR=2024;ORIG=98,16] S12 E35 N1 U3R3 E1 N4 N4 W39 \$														

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	100		A-1	0.00	0.00	5.19	AC		1.00	1.00	1.00	12,000.00	12,000.00	62,280							