

LOT 16 BLOCK A HOLLY BROOK S/D.
796-2238, WD 1047-2658, WD 1052-

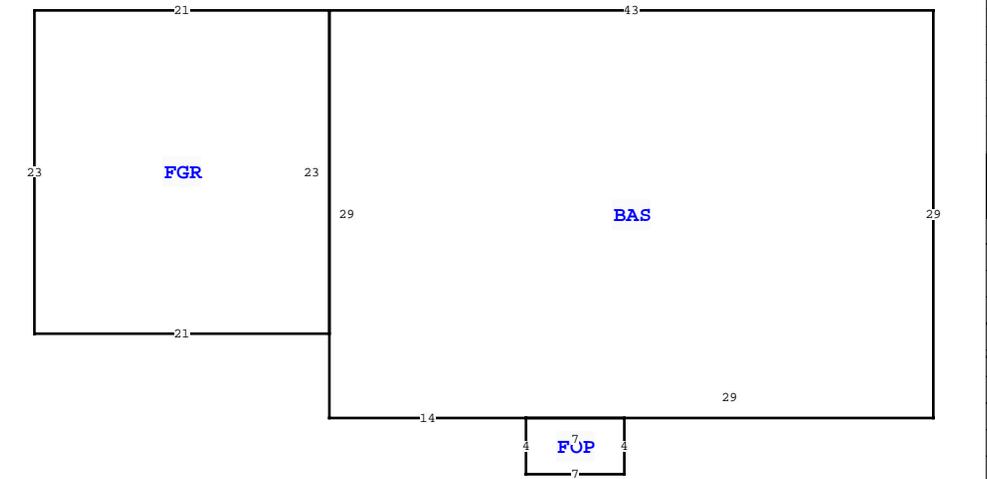
MORTON JOHNNIE/MORTON DANIELLE M
182 SW BAMBI LN
LAKE CITY, FL 32025

2026

07-4S-17-08106-216

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,521	126.1062	143.76	218,659	2006	2010	0	0	15.00	85.00		



Quality	07 07				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	7417.0600	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,247	100		1,247	152,379
FGR	483	55		266	32,504
FOP	28	30		8	978
TOTALS	1,758			1,521	185,860

EXTRA FEATURES		182 SW BAMBI LN, LAKE CITY															
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	0	0	0	2,175.00	UT	3.00	3.00	100	2006	2006	3	100	6,525	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			185,860
TOTAL MARKET OB/XF VALUE			7,325
TOTAL LAND VALUE - MARKET			12,375
TOTAL MARKET VALUE			205,560
SOH/AGL Deduction			0
ASSESSED VALUE			205,560
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			205,560
TOTAL JUST VALUE			205,560
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			202,250
LAND:1:1:	.51 AC		
SALE:1:1:	LIVES IN COUNTRY VILLAGE, LOT JOINS HIS		
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049506	Roof Replacement	10,540	03/26/2024
23464	SFR	407	08/05/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/1574	4/10/2024	WD Q	Q	I	01	245,000
GRANTOR: ULMAN MARY ANN TRUSTE						
GRANTEE: MORTON JOHNNIE						
1137/1221	11/16/2007	WD U	U	I		100
GRANTOR: MARY ANN ULMAN						
GRANTEE: MARY ANN ULMAN TRUS						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=	W43 FGR= W21 S23 E21 N23\$ S29 E14 FOP= S4 E7 N4 W7\$ E29 N29\$.

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-1	0.00	0.00	1.00	LT		1.00	1.00	0.55	22,500.00	12,375.00	12,375							