

COMM NE COR, RUN W 612.26 FT, N
TO S R/W OF CO RD, W ALONG R/W 2
S 435.90 FT FOR POB, CONT S 215.

MORRISON HOWARD
196 SE GWOFFIN CT
LAKE CITY, FL 32025

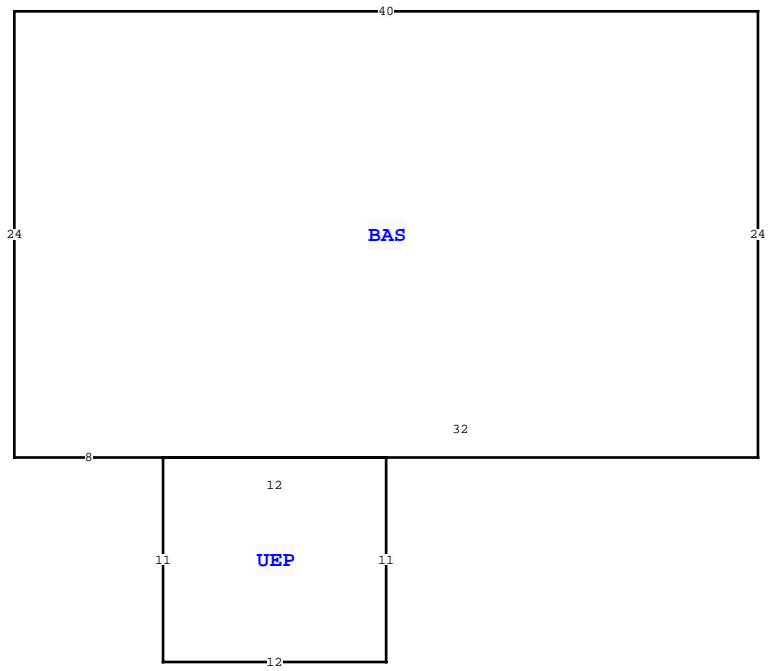
2026

11-6S-17-09643-007



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	01	NONE	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	01	01	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11617.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	
UEP	132	70	
TOTALS	1,092		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2001								
				Heated Area: 960			HX Base Yr 2001				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			19,862
TOTAL MARKET OB/XF VALUE			12,130
TOTAL LAND VALUE - MARKET			20,520
TOTAL MARKET VALUE			52,512
SOH/AGL Deduction			24,467
ASSESSED VALUE			28,045
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			3,045
TOTAL JUST VALUE			52,512
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			47,952

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1301/0812	9/15/2015	QC	U	I	11	100
GRANTOR: HELEN MARIE MORRISON						
GRANTEE: HOWARD MORRISON (SI						
0912/0958	6/15/2000	WD	Q	I		17,000
GRANTOR: R LAMOUREUX						
GRANTEE: HOWARD & HELEN MORR						

EXTRA FEATURES		196 SE GWOFFIN CT, 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	0296	SHED METAL	0	100	30	38	1,140.00	UT	9.00	50	2013	2013	3	50	5,130	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2026	MLU

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W40 S24 E8 UEP= S11 E12 N11 W12\$ E32 N24\$.			

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.14	AC		1.00	1.00	1.00	18,000.00	18,000.00	20,520							