ALL NE1/4 OF SE1/4 LYING E OF G
OF MOORE RD.

COUCH CONST INC
4636 SCARBOROUGH DR
LUTZ, FL 33559-8506

2027

13-3S-16-02105-000

BUILDING CHARACTERISTICS

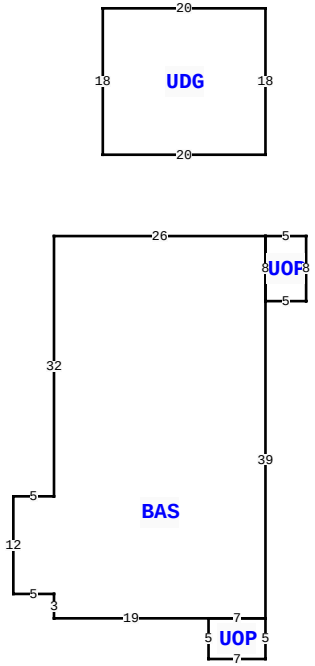
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 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 03
NEIGHBORHOOD/LOC	13316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,282	100		1,282	71,505
UDG	360	55		198	11,044
UOP	35	20		7	391
UOP	40	20		8	446
TOTALS	1,717			1,495	83,386

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,495	78.0120	85.81	128,286	1935	1935	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1282 HX Base Yr



379 NW MOORE RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2025 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	0070	CARPORT UF	0	0	12	20	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0251	LEAN TO W/	0	0	10	18	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0166	CONC,PAVMT	0	0	10	97	970.00	UT	2.00	2.00	70	1993	1993	3	70	1,358	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
5	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	
6	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 3,658

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	0		I	0.00	0.00	7.38	AC		1.00	1.00	1.00	9,000.00	9,000.00	66,420							

REVIEW DATE 05/10/2023 BY JB Total Acres: 7.38 Total Land Value: 66,420 Market: 0 Agricultural: 0 Common: 66,420 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	83,386
TOTAL MARKET OB/XF VALUE	3,658
TOTAL LAND VALUE - MARKET	66,420
TOTAL MARKET VALUE	153,464
SOH/AGL Deduction	0
ASSESSED VALUE	153,464
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	153,464
TOTAL JUST VALUE	153,464
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	154,980

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0834/2479	2/14/1997	WD	Q	I		105,000
GRANTOR: GEORGE & RETA ROCK						
GRANTEE: COUCH CONST INC						
0827/1265	8/30/1996	WD	Q	I		50,700
GRANTOR: KYLE AS TRUSTEEE FOR						
GRANTEE: GEORGE L & RETA B R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 S32 W5 S12 E5 S3 E19 UOP= S5 E7 N5 W7$ E7 N39 UOP= E5 N8 W5 S8$ N8$ PTR= N10UDG= N18 W20 S18 E20$ S10$.