COMM NW COR OF SW1/4 OF SW1/4,
RUN E 1349.93 FT FOR POB, RUN
N 93.18 FT TO S R/W OF MOORE

WEST RANDALL W/WEST CARRIE J
916 NW MOORE RD
LAKE CITY, FL 32055

**2027**

**13-3S-16-02112-002**

## BUILDING CHARACTERISTICS

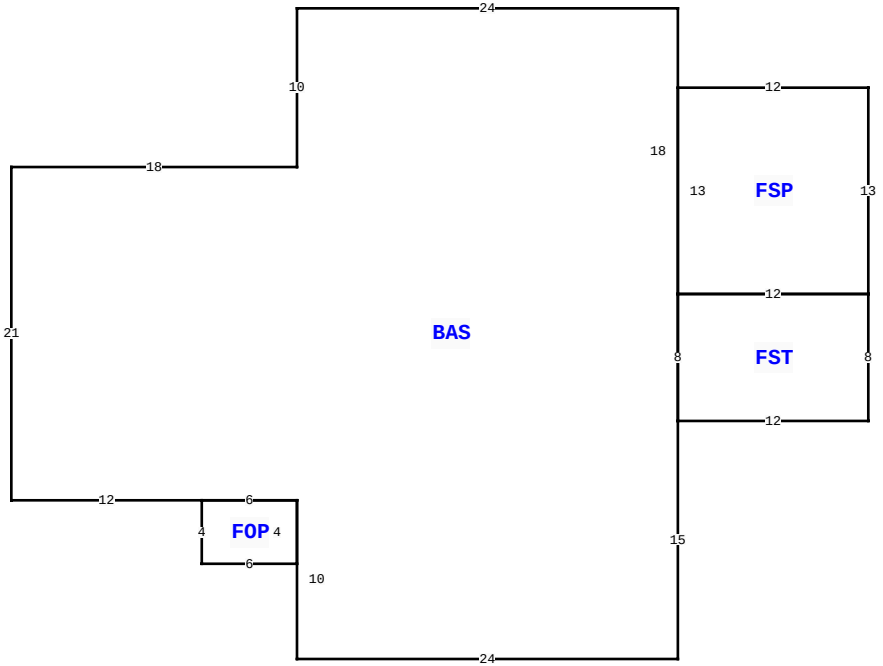
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 06 | VINYL ASB 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| 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 | 04 | 04 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 03 |
| NEIGHBORHOOD/LOC | 13316.020 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,362 | 100 | | 1,362 | 109,936 |
| FOP | 24 | 30 | | 7 | 565 |
| FSP | 156 | 40 | | 62 | 5,004 |
| FST | 96 | 55 | | 53 | 4,278 |
| TOTALS | 1,638 | | | 1,484 | 119,784 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,484 | 112.8885 | 124.18 | 184,283 | 1986 | 1986 | 0 | 0 | 0 | 35.00 | 65.00 |

1 SINGLE FAM 100% - 2002 Heated Area: 1362 HX Base Yr 2002




916 NW MOORE RD, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/08/2026 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 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 2 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 600 | |
| 3 | 0020 | BARN,FR | 0 | 100 | 20 | 34 | 680.00 | UT | 8.00 | 8.00 | 100 | 2009 | 2009 | 3 | 100 | 5,440 | |
| 4 | 0327 | STABLES-SM | 0 | 100 | 36 | 36 | 1,296.00 | UT | 9.00 | 9.00 | 100 | 2009 | 2009 | 3 | 100 | 11,664 | |
| 5 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2018 | 2018 | 3 | 100 | 500 | |
| 6 | 0294 | SHED WOOD/ | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2018 | 2018 | 3 | 100 | 2,000 | |
| 7 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 500.00 | 500.00 | 100 | 2023 | 2022 | | 100 | 500 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 119,784 |
| TOTAL MARKET OB/XF VALUE | 21,904 |
| TOTAL LAND VALUE - MARKET | 30,360 |
| TOTAL MARKET VALUE | 172,048 |
| SOH/AGL Deduction | 71,773 |
| ASSESSED VALUE | 100,275 |
| TOTAL EXEMPTION VALUE | 13 HX HB 100,275 |
| BASE TAXABLE VALUE | 0 |
| TOTAL JUST VALUE | 172,048 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 174,228 |

LAND:1:1: 2.53 AC.

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000044821 | Remodel | 18,991 | 06/28/2022 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0902/1323 | 5/12/2000 | WD | Q | I | | 50,000 |
| GRANTOR: DEBORAH LEE | | | | | | |
| GRANTEE: RANDALL & CARRIE WE | | | | | | |
| 0578/0196 | 11/01/1985 | WD | Q | V | | 5,500 |
| GRANTOR: | | | | | | |
| GRANTEE: | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W24 S10 W18 S21 E12 FOP= S4 E6 N4 W6$ E6 S10 E24 N15
FST= E12 N8 W12 S8$ N8 FSP= E12 N13 W12 S13$ N18$.

## LAND DESCRIPTION

TOTAL OB/XF 21,904

| 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 | 100 | | A-1 | 137.00 | 640.00 | 2.53 | AC | | 1.00 | 1.00 | 1.00 | 12,000.00 | 12,000.00 | 30,360 | | | | | | | |

REVIEW DATE 05/10/2023 BY KS Total Acres: 2.53 Total Land Value: 30,360 Market: 0 Agricultural: 0 Common: 30,360 PRINTED 11/17/2026 BY SYS