

LOT 7 MOORE HAVEN S/D.
ORB 819-553, 966-799, CT 1126-
2262, WD 1153-2086

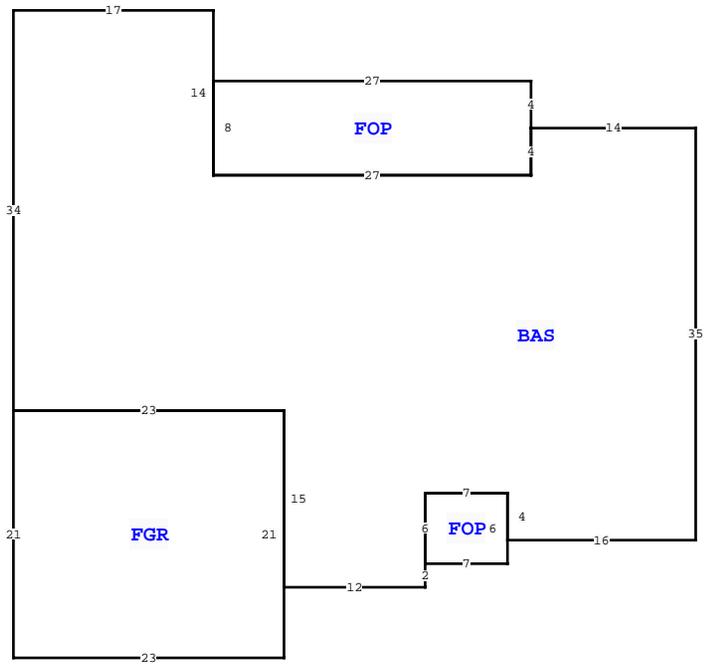
PROVIN BRUCE L JR/PROVIN TAMMY L
208 NW CANTON LN
LAKE CITY, FL 32055-1154

2026

14-3S-16-02117-207


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	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
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	SINGLE FAM	100%	- 2010		Heated Area: 1859					HX Base Yr 2010			



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	262,863	
TOTAL MARKET OB/XF VALUE	4,500	
TOTAL LAND VALUE - MARKET	45,000	
TOTAL MARKET VALUE	312,363	
SOH/AGL Deduction	111,791	
ASSESSED VALUE	200,572	
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE	149,161	
TOTAL JUST VALUE	312,363	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	306,168	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041897	Electrical Servic	0	05/12/2021
27252	SFR	724	08/08/2008
19966	M H	125	09/16/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1153/2086	6/30/2008	WD Q	V	03		47,000
GRANTOR: SISTERS II INVESTMENT						
GRANTEE: BRUCE L JR & TAMMY						
1126/2262	7/18/2007	CT Q	I	01		37,500
GRANTOR: CLERK OF COURT						
GRANTEE: SISTERS II INVESTME						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,859	100		1,859	221,818
FGR	483	55		266	31,739
FOP	42	30		13	1,551
FOP	216	30		65	7,756
TOTALS	2,600			2,203	262,863

208 NW CANTON LN, LAKE CITY

BLD DATE		LGL DATE	05/11/2026	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

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	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2021	2021		75	4,500	

BUILDING NOTES													
BUILDING DIMENSIONS BAS= W14 FOP= N4 W27 S8 E27 N4\$ S4 W27 N14 W17 S34 FGR= S21 E23 N21 W23\$ E23 S15 E12 N2 FOP= E7 N6 W7 S6 \$ N6 E7 S4 E16 N35\$.													

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	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							