

LOT 8 MOORE HAVEN S/D.
819-553, WD 1178-1588, CT 1285-2

SYFERT MICHAEL C/SYFERT KIMBERLY L
460 CHAMPAGNE CIR
PORT ORANGE, FL 32127

2026

14-3S-16-02117-208


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 50,000 TOTAL MARKET VALUE 57,000 SOH/AGL Deduction 8,318 ASSESSED VALUE 48,682 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 48,682 TOTAL JUST VALUE 57,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 57,000											
DOR CODE		0000 VACANT																													
MAP NUM		MKT AREA 03																													
NEIGHBORHOOD/LOC		14316.040 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS EXTRA FEATURES 244 NW CANTON LN, LAKE CITY BLD DATE: _____ LGL DATE: 04/14/2025 MLU XF DATE: _____ LAND DATE: _____ INC DATE: _____ AG DATE: _____																															
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	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																	
LAND DESCRIPTION										TOTAL OB/XF 7,000																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.25	40,000.00	50,000.00	50,000														
REVIEW DATE 05/11/2023 BY ks Total Acres: 5.35 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 01/12/2026 BY SYS																															

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33741	M H	576	02/04/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1555/1138	12/02/2025	WD	Q	I	01	83,000
GRANTOR: PROVIN BRUCE L JR						
GRANTEE: SYFERT MICHAEL C						
1287/0693	1/05/2015	WD	Q	V	01	25,000
GRANTOR: SUBRANDY LIMITED PART						
GRANTEE: BRUCE L JR & TAMMY						

BUILDING NOTES

BUILDING DIMENSIONS