

LOT 61 CALLAWAY S/D PHASE 3.
 WD 1015-2961, WD 1039-1872,
 DC 1070-159, WD 1145-1420,

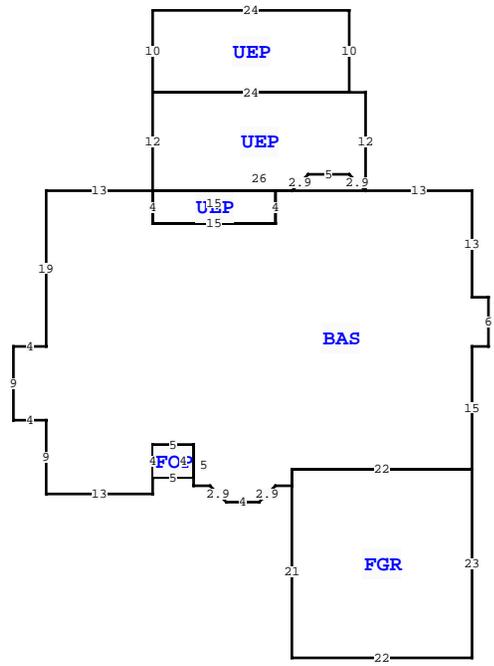
MORGAN ROBERT J
 144 SW STAFFORD CT
 LAKE CITY, FL 32024

2026

15-4S-16-03023-361


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
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
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.050	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,830	100	
FGR	506	55	
FOP	20	30	
UEP	60	60	
UEP	240	60	
UEP	312	60	
TOTALS	2,968		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,481	112.1904	127.90	317,320	2005	2005	0	0	0	20.00	80.00	
1 SINGLE FAM 0% - 2022 Heated Area: 1830 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			253,856
TOTAL MARKET OB/XF VALUE			8,172
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			297,028
SOH/AGL Deduction			0
ASSESSED VALUE			297,028
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			297,028
TOTAL JUST VALUE			297,028
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			295,680

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22061	SFR	22,061	07/09/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/0369	4/21/2014	WD	Q	I	01	160,000
GRANTOR: DEBRA BEHRENWALD						
GRANTEE: ROBERT J MORGAN						
1145/1420	3/13/2008	WD	Q	I		200,000
GRANTOR: RANDOLPH						
GRANTEE: DEBRA BEHRENWALD						

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	0166	CONC, PAVMT	0	0	0	0	1,540.00	UT	2.00	2.00	100	2005	2005	3	100	3,080	
2	0169	FENCE/WOOD	0	0	0	0	154.00	UT	13.50	13.50	100	2007	2007	3	100	2,079	
3	0258	PATIO	0	0	25	23	575.00	UT	3.50	3.50	100	2007	2007	3	100	2,013	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	
5	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200	

TOTAL OB/XF													
8,172													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W13 UEP= N12 W2 UEP= N10 W24 S10 E24S W24 S12 E26S L2 U2 W5 D2 L2 W2 UEP= W15 S4 E15 N4S S4 W15 N4 W13 S19 W4 S9 E4 S9 E13N2 FOP= E5 N4 W5 S4S N4 E5 S5 E2 R2 D2 E4 U2 R2 E2 FGR= S21 E22 N23 W22 S2S N2 E22 N15 E2 N6 W2 N13S.													

LAND DESCRIPTION																								
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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							