LOT 14 ROLLING MEADOWS S/D.

SWD 1063-670, WD 1236-904, WD 12

LASTAS KATHY/TRIMBLE CHARLES R
405 SW MORINING GLORY DR
LAKE CITY, FL 32024-1271

2027

15-4S-16-03023-514

BUILDING CHARACTERISTICS

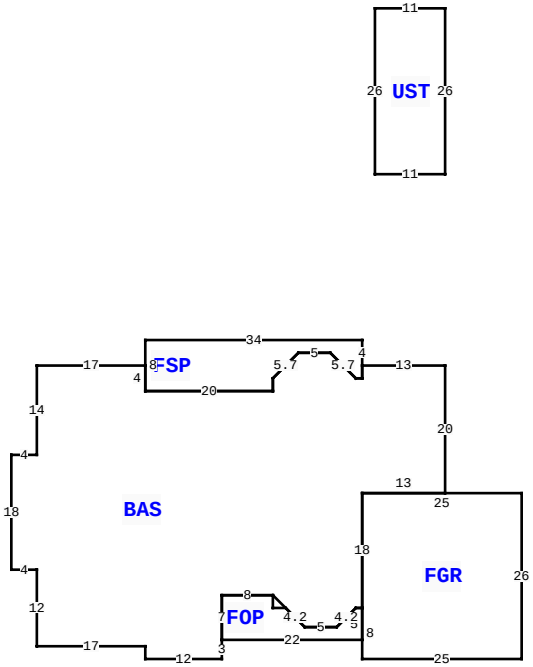
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	21	STONE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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 06
NEIGHBORHOOD/LOC	15416.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,402	100		2,402	282,567
FGR	650	55		358	42,114
FOP	102	30		31	3,647
FSP	208	40		83	9,764
UST	286	45		129	15,176
TOTALS	3,648			3,003	353,268

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,003	121.5313	133.68	401,441	2013	2013	0	0	0	12.00	88.00

1 SINGLE FAM 100% - 2014 Heated Area: 2402 HX Base Yr 2014



405 SW MORNING GLORY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2013	2013	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,910.00	UT	2.00	2.00	100	2013	2013	3	100	3,820	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		353,268
TOTAL MARKET OB/XF VALUE		5,820
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		394,088
SOH/AGL Deduction		88,395
ASSESSED VALUE		305,693
TOTAL EXEMPTION VALUE	HX HB VP	305,693
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		394,088
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		400,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30269	SFR	1,021	07/10/2012
27077	SFR	906	06/11/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/2724	10/09/2023	TR	U	I	11	100
GRANTOR: LASTAS KATHY L LIVING						
GRANTEE: LASTAS KATHY L						
1277/0551	6/12/2014	WD	U	I	11	100
GRANTOR: KATHY LASTAS						
GRANTEE: KATHY LASTAS AS TRU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W13 FSP= N4 W34 S8 E20 N2 U4 R4 E5 D4 R4 E1 N2$ S2 W1 L4 U4 W5 L4 D4 S2 W20 N4 W17 S14 W4 S18 E4 S12 E17 S2 E12 N3 FOP= E22 N5 W1 L3 D3 W5 U3 L3 W2 N2 W8 S7$ N7 E8 D2 R2 R3 D3 E5 U3 R3 E1 FGR= S8 E25 N26 W25 S18$ N18 E13 N20$ PTR= N30 UST= N26 W11 S26 E11$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 5,820

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/24/2024 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS