

LOT 44 UNIT 5 CEDAR SPRING SHORE
ORB 408-147, 365-218, DC P STARK

MORRILL JOHN A/MORRILL LISA S
1464 MANOR HOUSE DR
TALLAHASSEE, FL 32312

2026

18-7S-16-04236-068
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ELEMENT	CD	BUILDING CHARACTERISTICS CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 70
Interior Wall	06	CUST PANEL 30
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	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

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0300	01	1,280	117.9000	143.84	184,115	1978	1983	0	0	40.00	60.00

1 SFR PILING 0% - 0 Heated Area: 888 HX Base Yr

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY		PAGE 1 of 1	3
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			110,469
TOTAL MARKET OB/XF VALUE			2,314
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			187,783
SOH/AGL Deduction			0
ASSESSED VALUE			187,783
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			187,783
TOTAL JUST VALUE			187,783
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			187,783

QUALITY	DOR CODE	MAP NUM	MKT AREA		
05 05	0100		02		
NEIGHBORHOOD/LOC 18716.010 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	888	100		888	76,638
FEP	192	80		154	13,291
FOP	48	30		14	1,208
UCP	444	20		89	7,681
UOP	32	20		6	518
UOP	536	20		107	9,235
UST	48	45		22	1,898
TOTALS	2,188			1,280	110,469

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0994/0300	8/20/2003	WD	Q	I		75,000
GRANTOR: JOAN I STARK						
GRANTEE: JOHN A & LISA S MOR						

EXTRA FEATURES		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE	
878 SW BLUFF DR, FORT WHITE													

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0084	DOCK-RIVER	0	0	12	192.00	UT	14.50	14.50	100	2008	2008	3	40	1,114	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= N37 UOP= E4 N8 UOP= N10 W36 S32 E8 N22 E28 \$ W4 FEP= W24 S8 E24 N8\$ S8 \$ W24 S14 FOP= W6 S8 E6 N8\$ S8 UST= W6 S8 E6 N8\$ S15 E24\$ PTR= E40 UCP= E12 N37 W12 S37\$ W40\$.	

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	0132	C	SFR RIVER	0		A-1	0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000							