

COMM AT NW COR OF SEC RUN S 30.0
 POB, CONT S 153.99 FT, E 604.85
 W 604.96 FT TO POB.

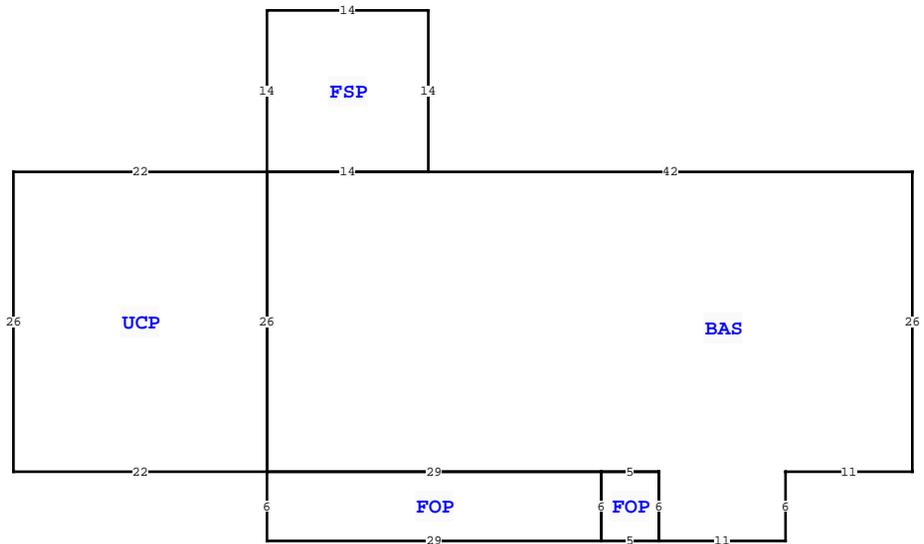
NORMAN MICHAEL P/NORMAN RICKIE L
 565 SW KICKLIGHTER TERR
 LAKE CITY, FL 32024

2026

24-4S-16-03108-001

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	02 WALL BD/WD 100				
Interior Floor	14 CARPET 80				
Interior Floor	12 HARDWOOD 20				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
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				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	24416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,522	100		1,522	74,270
FOP	30	30		9	439
FOP	174	30		52	2,537
FSP	196	40		78	3,806
UCP	572	20		114	5,563
TOTALS	2,494			1,775	86,617

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR/MH CON	100% - 0									
Heated Area: 1522						HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		86,617	
TOTAL MARKET OB/XF VALUE		7,200	
TOTAL LAND VALUE - MARKET		15,975	
TOTAL MARKET VALUE		109,792	
SOH/AGL Deduction		60,495	
ASSESSED VALUE		49,297	
TOTAL EXEMPTION VALUE		25,000	
BASE TAXABLE VALUE		24,297	
TOTAL JUST VALUE		109,792	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		102,036	
XFOB:2:1: GUERDON M H USED AS STORAGE			
SALE:1:1: ASSUMED EXISTING LOAN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052585	Generator	0	03/13/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE	
1527/965	11/12/2024	LE U	I	14	0	
GRANTOR: NORMAN MICHAEL P (ENH)						
GRANTEE: NORMAN DANIEL STEPH						
0703/0218	11/17/1989	WD U	I		12,000	
GRANTOR: SECURITY PACIFIC						
GRANTEE: NORMAN MICHAEL						

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	0020	BARN,FR	0	100	0	0	UT	0.00	0.00	100	1993	1993	3	100	1,000	
2	0296	SHED METAL	0	100	0	0	UT	500.00	500.00	100	2025	2024		100	500	
3	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2026	2025		95	5,700	

TOTAL OB/XF											
7,200											
565 SW KICKLIGHTER TER, LAKE CITY											
BLD DATE		LGL DATE		04/26/2023		MLU					
XF DATE		LAND DATE									
INC DATE		AG DATE									

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W42 FSP= N14 W14 S14 E14\$ W14 UCP= W22 S26 E22 N26\$ S26 FOP= S6 E29 N6 W29\$ E29 FOP= S6E5 N6 W5\$ E5 S6 E11 N6 E11 N26\$.											

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	2.13	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,975							