COMM NE COR OF SE1/4 OF SE1/4, W
S 210 FT, W 210 FT, N 210 FT, E

NORRIS MICHAEL T
854 SW CHARLES TER
LAKE CITY, FL 32024-4403

2027

25-4S-15-00391-003

BUILDING CHARACTERISTICS

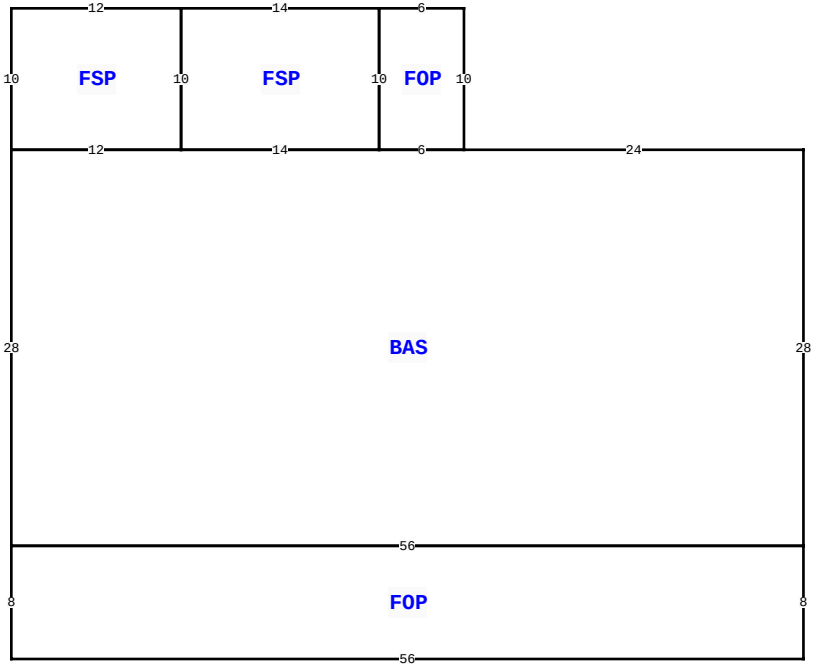
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	25415.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100		1,568	166,840
FOP	60	30		18	1,915
FOP	448	30		134	14,258
FSP	120	40		48	5,108
FSP	140	40		56	5,959
TOTALS	2,336			1,824	194,079

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,824	113.8000	125.18	228,328	2013	2013	0	0	0	15.00	85.00

1 SINGLE FAM 100% - 2014 Heated Area: 1568 HX Base Yr 2014



854 SW CHARLES TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	375	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
3	0070	CARPORT UF	0	100	0	0	1.00	UT	500.00	500.00	100	2026	2025		100	500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	194,079
TOTAL MARKET OB/XF VALUE	975
TOTAL LAND VALUE - MARKET	18,180
TOTAL MARKET VALUE	213,234
SOH/AGL Deduction	65,894
ASSESSED VALUE	147,340
TOTAL EXEMPTION VALUE	HX HB 14 147,340
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	213,234
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	216,769

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30683	SFR	0	12/20/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/1245	12/01/2021	LE	U	I	14	100
GRANTOR: NORRIS MICHAEL T (ENH						
GRANTEE: PURKS JESSICA N (RM						
1245/2686	12/07/2012	WD	U	V	30	100
GRANTOR: THEODORE NORRIS, RONN						
GRANTEE: MICHAEL T NORRIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FOP= N10 W6 S10 E6$ W6 FSP= N10 W14 S10 E14 $ W14
FSP= N10 W12 S10 E12$ W12 S28 FOP= S8 E56 N8 W56$ E56 N28$.

LAND DESCRIPTION

TOTAL OB/XF 975

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		A-1	0.00	0.00	1.01	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,180							

REVIEW DATE 06/04/2025 BY JB Total Acres: 1.01 Total Land Value: 18,180 Market: 0 Agricultural: 0 Common: 18,180 PRINTED 11/17/2026 BY SYS