BEG SW COR, RUN N 201.15 FT, E
1081.52 FT TO E LINE OF A 45
FT EASEMENT, RUN S 30 DEG E

NORTON KEVIN J
1451 W CYPRESS CREEK #300
FT. LAUDERDALE, FL 33309

2027

26-3S-15-00275-008

BUILDING CHARACTERISTICS

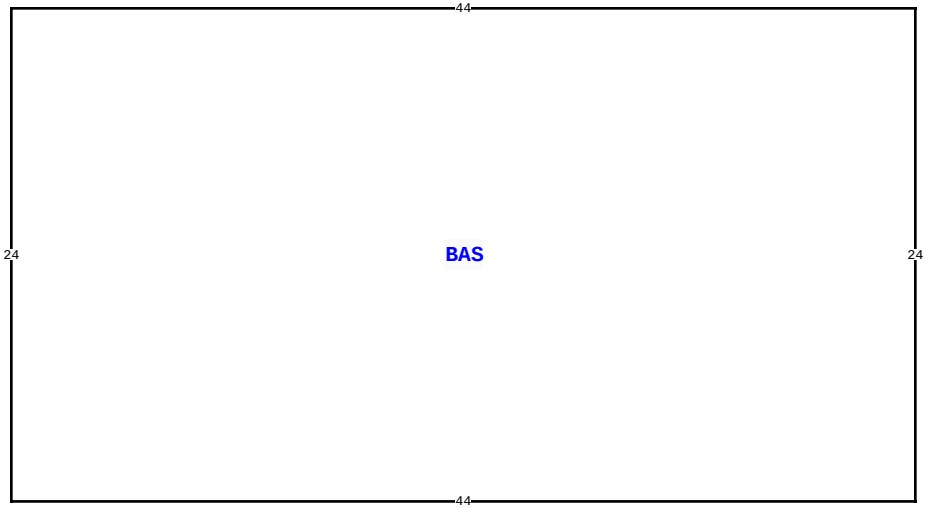
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100		1,056	29,880
TOTALS	1,056			1,056	29,880

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,056	117.9000	70.74	74,701	1989	1989	0	0	0	60.00	40.00

2 MOBILE HME 0% - 2021 Heated Area: 1056 HX Base Yr



344 SW BOZEMAN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0294	SHED WOOD/	0	0	10	10	100.00	UT	12.00	12.00	100	2008	2008	3	100	1,200	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2023	2022		100	3,500	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2023	2022		100	1,000	
6	0164	CONC BIN	0	0	0	0	1.00	UT	900.00	900.00	100	2023	2022		100	900	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	29,880
TOTAL MARKET OB/XF VALUE	14,800
TOTAL LAND VALUE - MARKET	60,120
TOTAL MARKET VALUE	104,800
SOH/AGL Deduction	4,075
ASSESSED VALUE	100,725
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	100,725
TOTAL JUST VALUE	104,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1411/0681	5/05/2020	WD	U	I	37	30,000
GRANTOR: HARLOD T HUGGHINS TRU						
GRANTEE: KEVIN J NORTON						
1132/1377	9/28/2007	WD	Q	I		65,000
GRANTOR: BENNY A WELL TRUSTEE						
GRANTEE: HAROLD T &MARCIA HU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 E44 N24$.

LAND DESCRIPTION

TOTAL OB/XF 14,800

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	0200	C	MBL HM	0		A-1	0.00	0.00	5.01	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,120							

REVIEW DATE 02/24/2023 BY KS Total Acres: 5.01 Total Land Value: 60,120 Market: 0 Agricultural: 0 Common: 60,120 PRINTED 11/17/2026 BY SYS