

COMM SE COR OF SW1/4 OF SW1/4, R
N 324.4 FT FOR POB, RUN W APPROX
166.66 FT, E 258.29 FT, S 166.06

SUTTON JOYCE LYNN/SUTTON JOSHUA MARTIN
633 NW TURNER AVE
LAKE CITY, FL 32055-7197

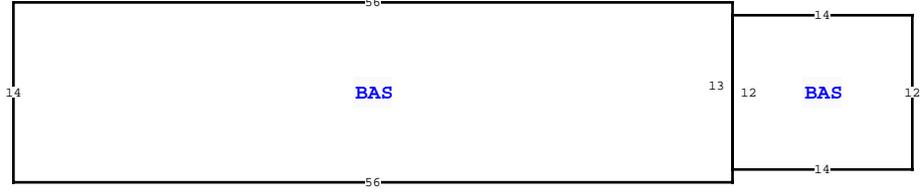
2026

27-3S-16-02325-002



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
03	BELOW AVG. 100		
01	GABLE/HIP 100		
01	MINIMUM 100		
05	DRYWALL 100		
14	CARPET 80		
08	SHT VINYL 20		
03	CENTRAL 100		
04	AIR DUCTED 100		
2	100		
2	100		
1.	1. 100		
01	CONV 100		
0	100		
03	03 100		
01	01 100		
03	03		
0202	MOBILE HOME/M HOME		
27316.00	1.00/		
BAS	168	100	
BAS	784	100	
952	952	20,038	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	952	83.5200	52.62	50,094	1992	1992	0	0	60.00	40.00	
1 MOBILE HME 0% - 0 Heated Area: 952 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		97,982	
TOTAL MARKET OB/XF VALUE		14,160	
TOTAL LAND VALUE - MARKET		13,000	
TOTAL MARKET VALUE		125,142	
SOH/AGL Deduction		35,167	
ASSESSED VALUE		89,975	
TOTAL EXEMPTION VALUE		HX HB 38,000	
BASE TAXABLE VALUE		51,975	
TOTAL JUST VALUE		125,142	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		120,473	
XFOB:2:1: 1994 VALU MH			
BLDG:2:1: VALU MH			
PRMT:1:1: 14X52			
XFOB:1:1: REDM MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20326	ADDN SFR	50	01/17/2003
18859	REMODEL	6,225	10/18/2001
13852	M H	125	04/06/1998
13842	M H	125	04/03/1998
7556	M H	60	09/03/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1432/454	3/09/2021	QC	U	I	11	100
GRANTOR: SUTTON JOYCE L						
GRANTEE: SUTTON JOYCE L						
1419/1300	9/15/2020	LE	U	I	14	35,000
GRANTOR: JOYCE L SUTTON (LIFE)						
GRANTEE: JOSHUA MARTIN SUTTO						

EXTRA FEATURES		631 NW TURNER AVE, LAKE CITY															
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	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	800	
2	0190	FPPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	1998	1998	3	100	1,200	
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	5.00	100	2000	2000	3	100	400	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0296	SHED METAL	0	100	6	8	48.00	UT	5.00	5.00	100	2000	2000	3	100	240	
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0296	SHED METAL	0	100	8	8	64.00	UT	5.00	5.00	100	2000	2000	3	100	320	
8	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	400	
9	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	
10	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	

TOTAL OB/XF												
13,760												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W56 S14 E56 N1 BAS= E14 N12 W14 S12\$ N13\$.												

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	100		00	0.00	0.00	0.50	AC		1.00	1.00	1.00	13,000.00	13,000.00	6,500							
2	0200	C	MBL HM	0		00	0.00	0.00	0.50	AC		1.00	1.00	1.00	13,000.00	13,000.00	6,500							

