LOT 12 BLOCK A COUNTRY LANE
ESTATES S/D. ORB 755-1857,
766-1691, 854-786,

MORGAN TIMOTHY T
P O BOX 1251
LAKE CITY, FL 32056-1251

2027

28-2S-16-01771-112

BUILDING CHARACTERISTICS

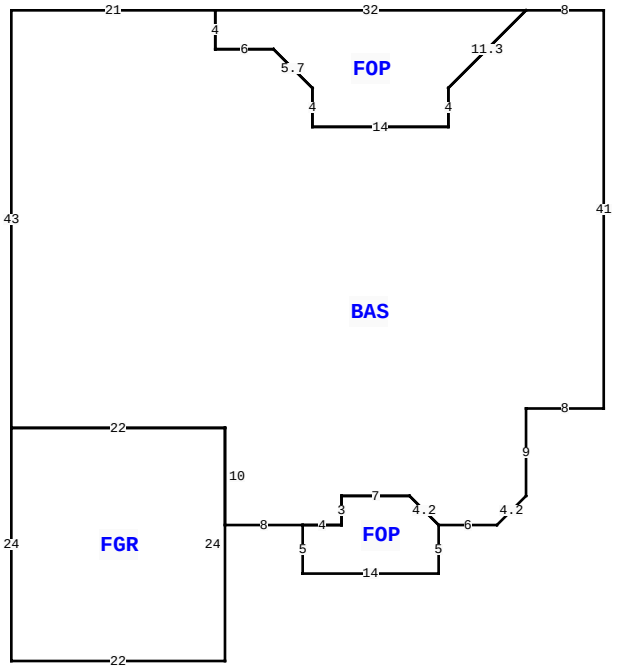
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	28216.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,639	100		2,639	283,654
FGR	528	55		290	31,171
FOP	96	30		29	3,117
FOP	248	30		74	7,954
TOTALS	3,511			3,032	325,897

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,032	119.1645	131.08	397,435	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2008 Heated Area: 2639 HX Base Yr 2008



102 NW TURKEY TROT GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 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	0166	CONC,PAVMT	0	100	0	0	500.00	UT	2.50	2.50	100	2007	2007	3	100	1,250	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	
3	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	325,897
TOTAL MARKET OB/XF VALUE	2,050
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	377,947
SOH/AGL Deduction	127,105
ASSESSED VALUE	250,842
TOTAL EXEMPTION VALUE	HX HB VX 13 250,842
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	377,947
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	383,864

SALE:1:1: LOT 12, BLK A, COUNTRY LANE ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056736	Generator		10/08/2026
23716	SFR	759	10/14/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0766/1691	4/01/1992	WD	Q	V		12,995

GRANTOR: RODGERS-WOODLAND

GRANTEE: TIMOTHY MORGAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 FOP= W32 S4 E6 D4 R4 S4 E14 N4 R8 U8 $ D8 L8 S4 W14 N4 L4 U4 W6 N4 W21 S43 FGR= S24 E22 N24 W22$ E22 S10 E8 FOP= S5 E14 N5 U3 L3 W7 S3 W4$ E4 N3 E7 R3 D3 E6 R3 U3 N9 E8 N41$.

LAND DESCRIPTION

TOTAL OB/XF 2,050

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	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 04/10/2023 BY kellen Total Acres: 5.01 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 11/17/2026 BY SYS