

PART OF LOT 1 BLOCK B RANCHETTES  
NE COR OF NE1/4 OF NE1/4, S 465.  
TO W R/W TURNER RD FOR POB, CONT

BISPHAM JOHN M  
1420 NW TURNER AVE  
LAKE CITY, FL 32055

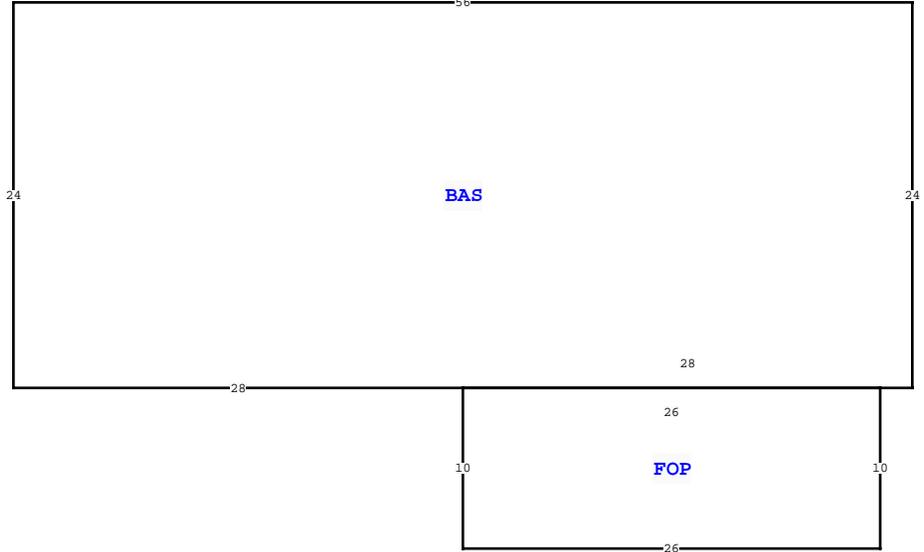
2026

28-3S-16-02363-003



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 80	
Exterior Wall	32	HARDIE BRD 20	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		3 100	
Bathrooms		2 100	
Stories	1.	1. 100	
Architectural Units	01	CONV 100	0 100
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	28316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	
FOP	260	35	
TOTALS	1,604		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2007		Heated Area: 1344					HX Base Yr	2007



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			33,258
TOTAL MARKET OB/XF VALUE			1,640
TOTAL LAND VALUE - MARKET			16,330
TOTAL MARKET VALUE			51,228
SOH/AGL Deduction			18,200
ASSESSED VALUE			33,028
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			8,028
TOTAL JUST VALUE			51,228
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			51,228

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0960/0847	8/02/2002	WD	Q	I		17,000
GRANTOR: LLOYD ADAMS						
GRANTEE: JOHN BISPHAM						
0956/1418	6/21/2002	QC	Q	I	01	5,000
GRANTOR: COLUMBIA CO BANK						
GRANTEE: LLOYD ADAMS						

EXTRA FEATURES		1420 NW TURNER AVE, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0060	CARPOT F	0 100
2	0166	CONC, PAVMT	0 100

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	0060	CARPOT F	0 100	19	20	380.00	UT	3.00	3.00	100	2017	2017	3	100	1,140	
2	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=	W56 S24 E28 FOP= S10 E26 N10 W26\$ E28 N24\$.

LAND DESCRIPTION		TOTAL OB/XF															1,640							
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		RSF/MH	0.00	0.00	1.42	AC		1.00	1.00	1.00	11,500.00	11,500.00	16,330							