COMM SW COR OF SE1/4 OF SE1/4,
RUN E 908.45 FT TO POB, NORTH
1327.22 FT TO N LINE OF SE1/4

NORRIS RONALD E/NORRIS BARBARA JEAN
268 NW KING CT
LAKE CITY, FL 32055

2027

29-1S-17-04599-000

BUILDING CHARACTERISTICS

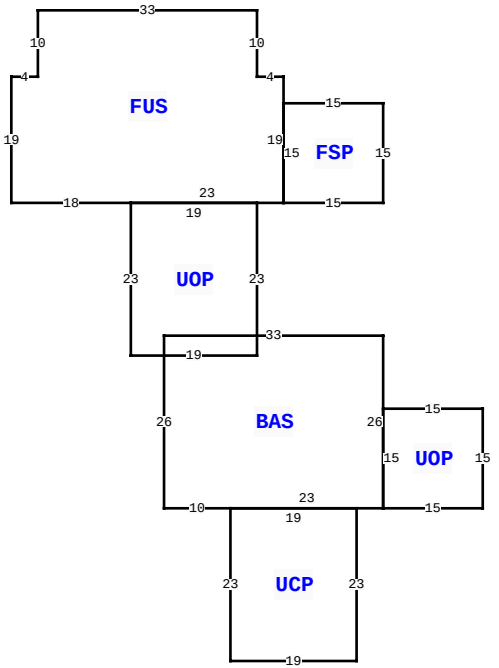
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	29117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	858	100		858	77,163
FSP	225	40		90	8,094
FUS	1,109	100		1,109	99,737
UCP	437	20		87	7,824
UOP	225	20		45	4,047
UOP	437	20		87	7,824
TOTALS	3,291			2,276	204,690

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,276	125.7848	138.36	314,907	1977	1977	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2021 Heated Area: 1967 HX Base Yr 2021



268 NW KING CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	204,690
TOTAL MARKET OB/XF VALUE	28,754
TOTAL LAND VALUE - MARKET	83,395
TOTAL MARKET VALUE	242,629
SOH/AGL Deduction	64,241
ASSESSED VALUE	178,388
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	126,977
TOTAL JUST VALUE	316,839
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	320,567

XFOB:1:1: HORTON MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1419/1513	9/10/2020	WD	U	I	30	100
GRANTOR: CHRISTINE NORRIS						
GRANTEE: RONALD E & BARBARA						
1283/0697	7/18/2014	WD	U	I	14	100
GRANTOR: CHRISTINE & EDWARD NO						
GRANTEE: JOSEPH E & CHRISTIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 S26 E10 UCP= S23 E19 N23 W19$ E23 UOP= E15 N15 W15 S15$ N26$ PTR=N20 FSP= N15 W15 S15 FUS= N19 W4 N10 W33 S10W4 S19 E18 UOP= S23 E19 N23 W19$ E23$ E15$ S20$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	
4	0281	POOL R/FIB	0	100	16	32	512.00	UT	65.00	65.00	100	2010	2010	3	65	21,632	
5	0294	SHED WOOD/	0	100	16	12	192.00	UT	10.00	10.00	60	2010	2010	3	60	1,152	
6	0020	BARN,FR	0	100	24	30	720.00	UT	10.00	10.00	60	2010	2010	3	60	4,320	

LAND DESCRIPTION

TOTAL OB/XF 28,754

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	AC		1.00	1.00	1.00	6,500.00	6,500.00	6,500							
2	5700	A	TIMBER 4	0		A-1	0.00	0.00	11.83	AC		1.00	1.00	1.00	227.00	227.00	2,685							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	11.83	AC		1.00	1.00	1.00	6,500.00	6,500.00	76,895							

REVIEW DATE 07/21/2105 BY DF Total Acres: 12.83 Total Land Value: 9,185 Market: 76,895 Agricultural: 2,685 Common: 6,500 PRINTED 11/17/2026 BY SYS