

N1/2 OF LOTS 13 & 14 A C MILTON
 COMM NW COR OF NE1/4, RUN S 39.7
 THENCE RUN W 411.69 FT, S 486.78

MORIS ROBERTO/MORIS JANET
 391 SW EQUESTRIAN WAY
 LAKE CITY, FL 32024-5445

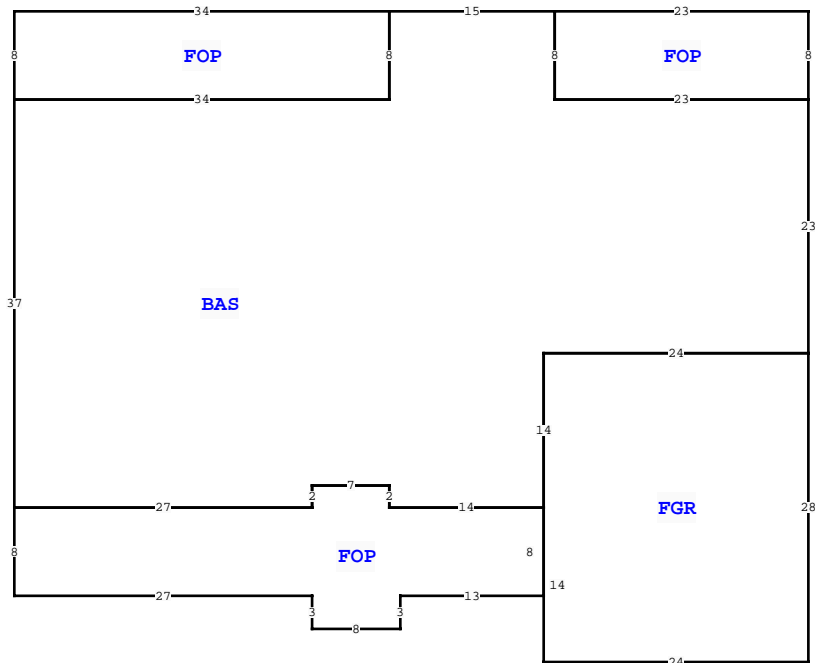
2026

32-5S-17-09475-113



| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | VINYL SID | 100 |
| Roof Structur | 08 | IRREGULAR | 100 |
| Roof Cover | 14 | PREFIN MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 11 | CLAY TILE | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Frame | 01 | NONE | 100 |
| Stories | 1. | 1. | 100 |
| Architectual | 05 | CONV | 100 |
| Units | | 0 | 100 |
| Condition Adj | 04 | 04 | 100 |
| Kitchen Adjus | 01 | 01 | 100 |
| Quality | 07 | 07 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 32517.030 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 2,434 | 100 | |
| FGR | 672 | 55 | |
| FOP | 184 | 30 | |
| FOP | 272 | 30 | |
| FOP | 422 | 30 | |
| TOTALS | 3,984 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|-----------------------------------|------------|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 2 | SINGLE FAM | 100% | - 2021 | | 508,153 | 1997 | 1997 | 0 | 0 | 35.00 | 65.00 |
| Heated Area: 2434 HX Base Yr 2021 | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | | PAGE 1 of 1 | 3 | |
|--|------------------|-----------|------------|--------------|--------|------------|
| VALUATION SUMMARY | | | | | | |
| VALUATION BY | | | | STANDARD | | |
| Tax Group: 3 | | | | Tax Dist: | | |
| BUILDING MARKET VALUE | | | | 330,299 | | |
| TOTAL MARKET OB/XF VALUE | | | | 47,800 | | |
| TOTAL LAND VALUE - MARKET | | | | 110,220 | | |
| TOTAL MARKET VALUE | | | | 488,319 | | |
| SOH/AGL Deduction | | | | 205,999 | | |
| ASSESSED VALUE | | | | 282,320 | | |
| TOTAL EXEMPTION VALUE | | | | HX HB 51,411 | | |
| BASE TAXABLE VALUE | | | | 230,909 | | |
| TOTAL JUST VALUE | | | | 488,319 | | |
| NCON VALUE | | | | 0 | | |
| INCOME VALUE | | | | | | |
| PREVIOUS YEAR MKT VALUE | | | | 479,641 | | |
| BLDG:1:1: GRAT MH | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| 000048859 | Roof Replacement | 37,300 | 12/14/2023 | | | |
| 000047241 | Remodel | 7,411 | 05/16/2023 | | | |
| 15162 | POOL | 105 | 03/04/1999 | | | |
| 12173 | SFR | 355 | 02/19/1997 | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1409/0299 | 3/30/2020 | WD | Q | I | 01 | 393,000 |
| GRANTOR: STEVEN L & LUCINDA S | | | | | | |
| GRANTEE: ROBERTO & JANET MOR | | | | | | |
| 1325/1152 | 10/31/2016 | WD | Q | I | 01 | 249,300 |
| GRANTOR: MICHAEL W MANGES & VI | | | | | | |
| GRANTEE: STEVEN L & LUCINDA | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| BAS= W15 FOP= W34 S8 E34 N8S8 W34 S37 FOP= S8 E27 S3 E8 N3 E13 N8 W14 N2 W7 S2 W27S E27 N2 E7 S2 E14 FGR= S14 E24N28 W24 S14S N14 E24 N23 FOP= N8 W23 S8 E23S W23 N8S. | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|---|-------|----|-------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| 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 | 0280 | POOL R/CON | 0 | 100 | 0 | 0 | UT | 70.00 | 70.00 | 100 | 1999 | 1999 | 3 | 40 | 15,680 | |
| 2 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | UT | 1.50 | 1.50 | 100 | 1999 | 1999 | 3 | 100 | 1,320 | |
| 3 | 0020 | BARN, FR | 0 | 100 | 0 | 0 | UT | 11.00 | 11.00 | 100 | 1993 | 1993 | 3 | 100 | 30,800 | |
| TOTALS | | | | | | | | | | | | | | | 47,800 | |

| LAND DESCRIPTION | | | | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|-------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | 00 | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 11,000 | | | | | | | |
| 2 | 0000 | C | VAC RES | 100 | | 00 | 0.00 | 0.00 | 9.02 | AC | | 1.00 | 1.00 | 1.00 | 11,000.00 | 11,000.00 | 99,220 | | | | | | | |