LOT 8 & 9 EX E 37 FT BLOCK A E L
519-484, 605-169, 1004-556, WD 1

MORGAN CATHERINE A/MORGAN CHRIS D
16480 NE 137TH TER
FORT MCCOY, FL 32134

2026

33-3S-17-06274-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.010 1.00/		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

148 NE WILLIAMS ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,500
TOTAL LAND VALUE - MARKET	4,532
TOTAL MARKET VALUE	12,032
SOH/AGL Deduction	0
ASSESSED VALUE	12,032
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,032
TOTAL JUST VALUE	12,032
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	12,032

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052806	Electrical Servic		04/03/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1562/1770	3/06/2026	WD	Q	I	01	23,500
GRANTOR: STEPHENS ALAN JOSEPH						
GRANTEE: MORGAN CATHERINE A						
1531/425	1/10/2025	WD	Q	I	01	15,000
GRANTOR: PHILLIPS WANDA A						
GRANTEE: STEPHENS ALAN JOSEP						

BUILDING NOTES

BUILDING DIMENSIONS

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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
2	0285	SALVAGE	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2025	2024		100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	0		00	0.00	0.00	24,169.00	SF		1.00	1.00	0.75	0.25	0.19	4,532							

REVIEW DATE 02/14/2025 BY TP Total Acres: 0.55 Total Land Value: 4,532 Market: 0 Agricultural: 0 Common: 4,532 PRINTED 05/08/2026 BY SYS