COMM NW COR OF NE1/4, RUN E
1855.95 FT FOR POB, CONT E
783.18 FT TO W R/W MAULDIN RD,

MORSE GEORGE R JR/MORSE SHARON
110 SW MAULDIN AVE
LAKE CITY, FL 32024

2027

33-4S-16-03265-004

BUILDING CHARACTERISTICS

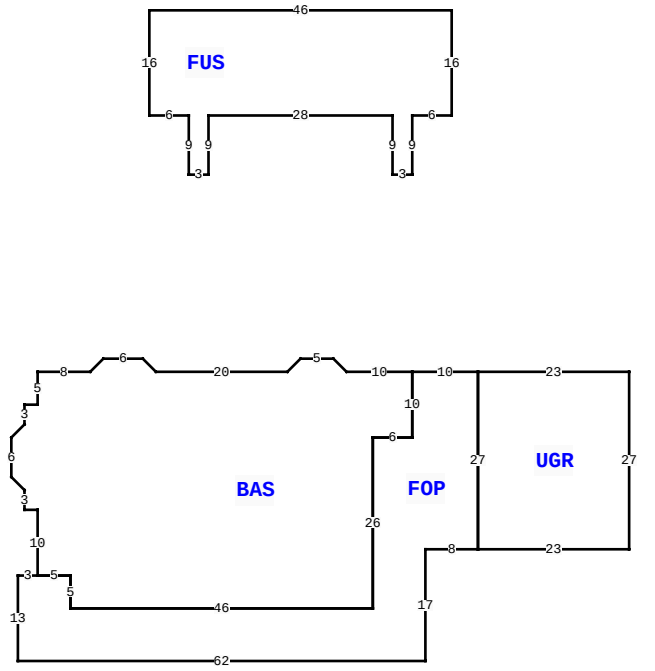
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	33416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,949	100		1,949	182,878
FOP	980	30		294	27,587
FUS	790	100		790	74,127
UGR	621	45		279	26,179
TOTALS	4,340			3,312	310,771

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,312	126.3755	139.01	460,401	1999	1999	0	0	0	32.50	67.50

1 SINGLE FAM 100% - 2000 Heated Area: 2739 HX Base Yr 2000



110 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 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	0190	FPLC PF	0	100	0	0	2.00	UT	1,200.00	1,200.00	100	1999	1999	3	100	2,400	
2	0166	CONC,PAVMT	0	100	0	0	1,672.00	UT	1.50	1.50	100	1999	1999	3	100	2,508	
3	0280	POOL R/CON	0	100	12	30	360.00	UT	70.00	70.00	100	2002	2002	3	40	10,080	
4	0166	CONC,PAVMT	0	100	35	46	1,250.00	UT	2.00	2.00	100	2002	2002	3	100	2,500	
5	0296	SHED METAL	0	100	0	0	192.00	UT	12.00	12.00	100	2007	2007	3	100	2,304	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	310,771
TOTAL MARKET OB/XF VALUE	20,792
TOTAL LAND VALUE - MARKET	99,630
TOTAL MARKET VALUE	431,193
SOH/AGL Deduction	107,402
ASSESSED VALUE	323,791
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	272,380
TOTAL JUST VALUE	431,193
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	436,848

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052316	Roof Replacement	17,850	02/13/2025
19819	POOL	145	08/07/2002
15029	SFR	400	02/03/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0873/1128	1/19/1999	WD	Q	V		38,400

GRANTOR: RALPH & CAROLYN NORRI

GRANTEE: GEORGE JR & SHARON

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W10 U2 L2 W5 L2 D2 W20 U2 L2 W6 L2 D2 W8 S5 W2 S3 L2 D2 S6 R2 D2 S3 E2 S10 FOP= W3 S13 E62 N17 E8 UGR= E23 N27 W23 S27$ N27 W10 S10 W6 S26 W46 N5 W5$ E5 S5 E46 N26 E6 N10$ PTR= N30 FUS= N9 E6 N16 W46 S16 E6 S9 E3 N9 E28 S9 E3$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 20,792

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	0000	C	VAC RES	100			0.00	0.00	11.07	AC		1.00	1.00	1.00	9,000.00	9,000.00	99,630							

REVIEW DATE 01/21/2026 BY JB Total Acres: 11.07 Total Land Value: 99,630 Market: 0 Agricultural: 0 Common: 99,630 PRINTED 11/17/2026 BY SYS