

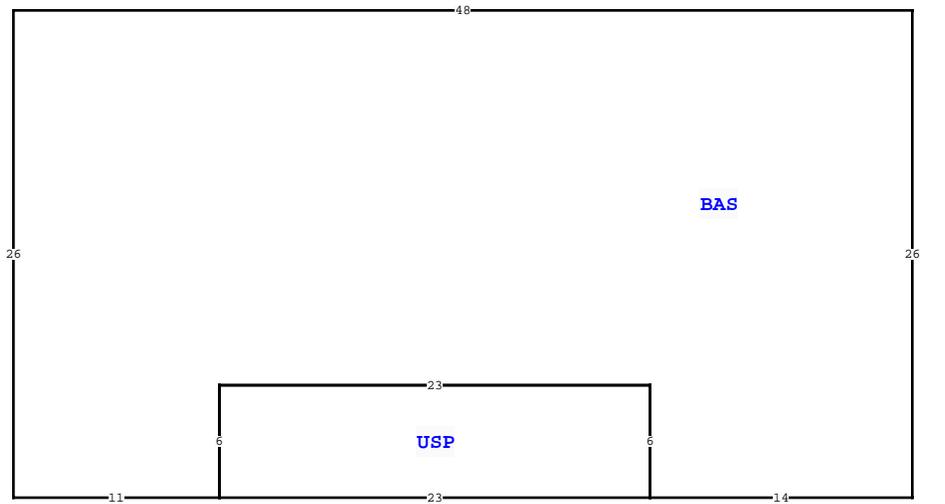
COMM NE COR OF NW1/4 OF SW1/4,
 RUN S 635 FT FOR POB, CONT S
 635 FT, W 481.51 FT, N 639.93

MORSE EDWARD N/MORSE APRIL D
 209 SE WILLOWHAVEN CT
 LAKE CITY, FL 32025

2026

36-4S-17-09046-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	05	ASPH TILE	10
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		2	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,110	100	
USP	138	35	
TOTALS	1,248		1,158 59,125

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
0100	01	1,158	68.9051	78.55	90,961	1900	1950		0	0	35.00	65.00													
1 SINGLE FAM 0% - 0 Heated Area: 1110 HX Base Yr																									
																									
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			59,125
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			72,000
TOTAL MARKET VALUE			72,805
SOH/AGL Deduction			0
ASSESSED VALUE			72,805
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			72,805
TOTAL JUST VALUE			131,125
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,086
LAND:3:1: JOINS PARCEL 09049-004			
SALE:1:1: 7 ACRES WITH IMP			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044779	Remodel	35,696	11/03/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0876/1383	3/11/1999	WD	Q	I		45,000
GRANTOR: PAGE						
GRANTEE: MORSE						
0799/1152	12/21/1994	WD	Q	I		37,500
GRANTOR: CAROLYN CHESHIRE						
GRANTEE: WILLIAM W PAGE III						

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
110 SE WILLOWHAVEN CT, LAKE CITY																
TOTALS 0																

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W48 S26 E11 USP= E23 N6 W23 S6\$ N6 E23 S6 E14 N26\$.

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	6.00	AC		1.00	1.00	1.00	280.00	280.00	1,680							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	6.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	60,000							