

LOT 5 BLOCK A DEERWOOD FOREST
UNIT 3. ORB 406-572, 764-527,
888-2471, WD 1314-1797,

PETERSEN HEIDI S
302 SE DEERWOOD GLEN
LAKE CITY, FL 32025

2026

09-4S-17-08302-155



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 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	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	9417.0800	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,160	100		1,160	110,258
FGR	435	55		239	22,717
FOP	48	30		14	1,331
FSP	240	40		96	9,125
TOTALS	1,883			1,509	143,430

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0 100	10	110	1.00	UT	0.00	0.00	100	0
2	0120	CLFENCE 4	0 100	0	0	1.00	UT	0.00	0.00	100	1993
3	0166	CONC, PAVMT	0 100	0	0	1.00	UT	0.00	0.00	100	2004
4	0040	BARN, POLE	0 100	0	0	1.00	UT	600.00	600.00	75	2004
5	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2012
6	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2017

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,509	130.5600	146.23	220,661	1986	1986	0	0	0	35.00	65.00	
1 SINGLE FAM 100% - 2018 Heated Area: 1160 HX Base Yr 2018													
302 SE DEERWOOD GLN, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/21/2023 MLU													

TOTAL OB/XF													
5,380													

COLUMBIA COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		143,430	
TOTAL MARKET OB/XF VALUE		5,380	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		167,310	
SOH/AGL Deduction		56,413	
ASSESSED VALUE		110,897	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		60,175	
TOTAL JUST VALUE		167,310	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		167,310	

SALE:1:1: LOT 5 BLK A DEERWOOD FOREST			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1314/1798	5/06/2016	WD	U	I	11	100	
GRANTOR: HOWARD F RICE (SINGLE)							
GRANTEE: HEIDI S PETERSEN (S							
1314/1797	3/31/2016	WD	Q	I	01	107,000	
GRANTOR: FRANCES D RICE (SINGL							
GRANTEE: HEIDI S PETERSEN (S							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W15 FSP= N10 W24 S10 E24\$ W25 FGR= W15 S29 E15 N29\$ S29 E11 FOP= S6 E8 N6 W8\$ E29 N29\$.											