

DEMPSEY CARLTON L/DEMPSEY CYNTHIA A
149 SW SUNSET WAY
LAKE CITY, FL 32024-9203

10-4S-16-02894-005

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY															
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																	
Exterior Wall		19	COMMON BRK 90		0100	01	1,991	110.3860	123.63	246,147	1992	1992		0		0	33.83	66.17	VALUATION BY					STANDARD											
Exterior Wall		31	VINYL SID 10		1 SINGLE FAM 100% - 0										Heated Area: 1617					HX Base Yr					Tax Group: 3					Tax Dist:					
Roof Structur		03	GABLE/HIP 100																						BUILDING MARKET VALUE					162,875					
Roof Cover		03	COMP SHNGL 100																						TOTAL MARKET OB/XF VALUE					8,857					
Interior Wall		05	DRYWALL 100																						TOTAL LAND VALUE - MARKET					37,000					
Interior Floo		14	CARPET 80																						TOTAL MARKET VALUE					208,732					
Interior Floo		08	SHT VINYL 20																						SOH/AGL Deduction					74,409					
Air Condition		03	CENTRAL 100																						ASSESSED VALUE					134,323					
Heating Type		04	AIR DUCTED 100																						TOTAL EXEMPTION VALUE					HX HB 50,722					
Bedrooms		3	100																						BASE TAXABLE VALUE					83,601					
Bathrooms		2	100																						TOTAL JUST VALUE					208,732					
Frame			N/A 100																						NCON VALUE					0					
Stories		1.	1. 100																						INCOME VALUE										
Architectual		05	CONV 100																						PREVIOUS YEAR MKT VALUE					211,268					
Units			0 100																						LAND:2:1: 0.92 AC.										
Condition Adj		03	03 100																						LAND:1:1: 0.92 AC.										
Kitchen Adjus		01	01 100																																
Quality		05	05																																
DOR CODE		0100	SINGLE FAMILY																																
MAP NUM			MKT AREA																						06										
NEIGHBORHOOD/LOC		10416.070	1.00/																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,617	100		1,617	132,280																														
FGR	528	55		290	23,724																														
FOP	114	30		34	2,781																														
FOP	168	30		50	4,091																														
TOTALS					2,427			1,991	162,875																										
EXTRA FEATURES					149 SW SUNSET WAY, LAKE CITY										BLD DATE				LGL DATE		04/21/2023		MLU												
															XF DATE				LAND DATE																
															INC DATE				AG DATE																
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	0166	CONC, PAVMT	0	100	17	15	255.00	UT	1.40	1.40	100	0	0	3	100	357																			
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300																			
3	0120	CLFENCE	4	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800																		
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100				3	100	7,000																		
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100																			
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	200																			
7	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100																			
LAND DESCRIPTION										TOTAL OB/XF										8,857															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	100		RSF/M	56.00	242.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500																		
2	0000	C	VAC RES	100		RSF/M	66.00	242.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500																		