LOT 8 BLK B DEERHAVEN S/D UNREC.
COMM SW COR OF SW1/4 OF SW1/4, R
627.43 FT, N 480 FT FOR POB, CON

BROWN JOHNNY EUGENE
1043 SE SULTON LP
LAKE CITY, FL 32025

2026

13-4S-17-08335-032

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 60
Exterior Wall	26	ALM SIDING 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

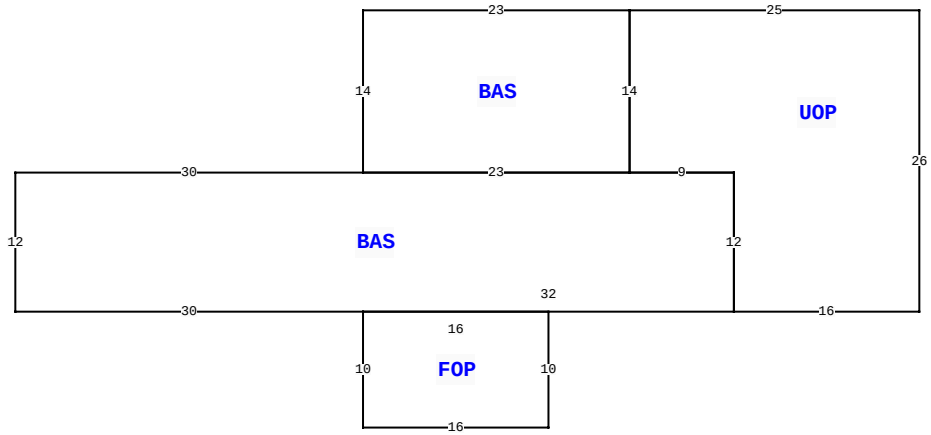
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	13417.010	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	322	100		322	8,122
BAS	744	100		744	18,767
FOP	160	35		56	1,412
UOP	542	25		136	3,430
TOTALS	1,768			1,258	31,732

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,258	105.1000	63.06	79,329	1971	1971	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2022 Heated Area: 1066 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

1043 SE SULTON LOOP, LAKE CITY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	31,732
TOTAL MARKET OB/XF VALUE	8,700
TOTAL LAND VALUE - MARKET	11,000
TOTAL MARKET VALUE	51,432
SOH/AGL Deduction	4,876
ASSESSED VALUE	46,556
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,556
TOTAL JUST VALUE	51,432
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	51,432

SALE:1:1: LOT 8 BLK B, DEERHAVEN

XFOB:1:1: WINS MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0741/0743	1/30/1991	WD	Q	I		8,400

GRANTOR: HARRINGTON

GRANTEE: JOHNNY BROWN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S12 E30 FOP= S10 E16 N10 W16$ E32 UOP= E16 N26W25 S14 E9 S12$ N12 W9 BAS= N14 W23 S14 E23$ W23$.

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	0294	SHED WOOD/	0	0	12	16	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 8,700

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	0102	C	SFR/MH	0		RSF/MH	160.00	284.00	1.00	LT		1.00	1.00	1.00	11,000.00	11,000.00	11,000							

REVIEW DATE 04/13/2017 BY DF Total Acres: 1.04 Total Land Value: 11,000 Market: 0 Agricultural: 0 Common: 11,000 PRINTED 11/18/2025 BY SYS