LOT 2 SUNSET ACRES S/D.
377-880, 636-746, QC 1049-432, W

SUHL SONYA G
222 SW CROSSBPW PL
LAKE CITY, FL 32024

2025

15-4S-16-02986-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

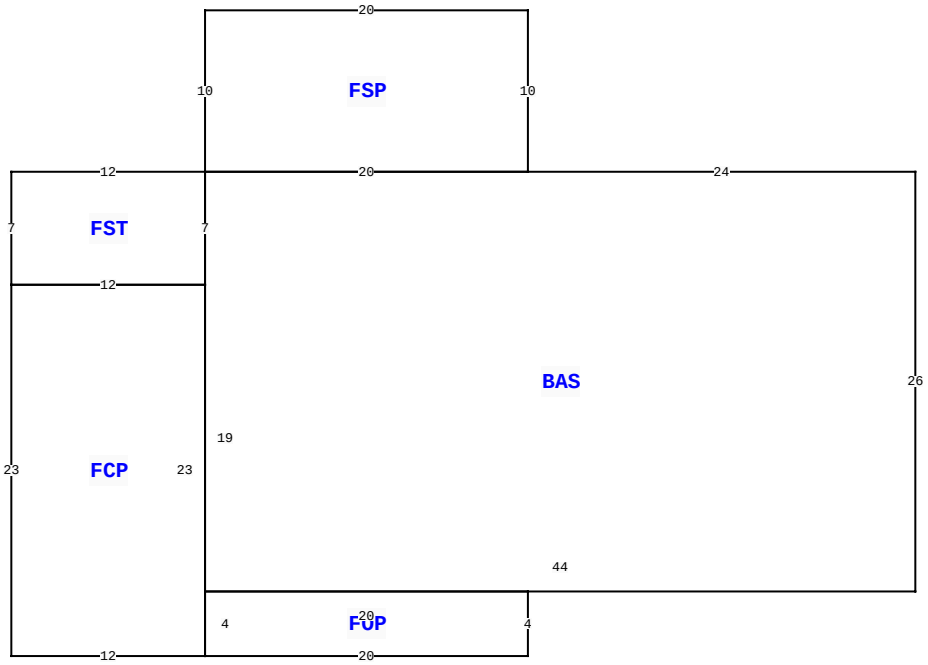
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
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	15416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100		1,144	111,733
FCP	276	25		69	6,739
FOP	80	30		24	2,344
FSP	200	40		80	7,814
FST	84	55		46	4,493
TOTALS	1,784			1,363	133,123

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,363	134.1600	150.26	204,804	1977	1990	0	0	0	35.00	65.00

1 SINGLE FAM – 100% - 2021 Heated Area: 1144 HX Base Yr 2021



222 SW CROSSBOW PL, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		133,123
TOTAL MARKET OB/XF VALUE		2,864
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		170,987
SOH/AGL Deduction		54,703
ASSESSED VALUE		116,284
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		65,562
TOTAL JUST VALUE		170,987
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		157,668

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1423/0748	10/29/2020	WD	Q	I	01	139,900
GRANTOR: RALPH E WASHNOCK						
GRANTEE: SONYA G SUHL						
1346/2548	10/25/2017	WD	U	I	37	60,000
GRANTOR: BEATRICE E PHALEN						
GRANTEE: RALPH E WASHNOCK						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 FSP= N10W20 S10 E20$W20 FST= W12 S7 E12 N7$ S7 FCP= W12 S23 E12 N23$ S19 FOP= S4 E20 N4 W20$ E44 N26$.

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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	350	
2	0210	GARAGE U	0	100	24	24	576.00	UT	3.15	3.15	100	1993	1993	3	100	1,814	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 2,864

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	0100	C	SFR	100		RSF-	1101.00	249.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 08/01/2024 BY KS Total Acres: 0.58 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 06/25/2025 BY SYS