

COMM SW COR OF SEC, N 942.53
FT, E 1297.50 FT TO W MAINT
R/W OF SW FEDORA WAY, S ALONG

HOWEY ERNEST BERNARD III/HOWEY PALOMA MONICA
204 SW FEDORA WAY
LAKE CITY, FL 32025

2026

20-4S-17-08616-002



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 90			
Interior Floo	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality		05 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM			MKT AREA	02	
NEIGHBORHOOD/LOC		20417.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,683	100		1,683	152,088
FCP	484	25		121	10,935
FOP	147	30		44	3,976
TOTALS	2,314			1,848	166,998

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,848	104.7816	117.36	216,881	2002	2002	0	0	0	23.00	77.00
1 SINGLE FAM				100% - 2019	Heated Area: 1683				HX Base Yr 2019			
TOTALS				2,314								

204 SW FEDORA WAY, LAKE CITY

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/07/2025 MLU

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
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	500	
2	0296	SHED METAL	0	100	10	14	140.00	UT	5.00	5.00	100	2002	2002	3	100	700	
3	0031	BARN, MT AE	0	100	25	30	1.00	UT	0.00	0.00	100	2002	2002	3	100	3,000	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	1,800	