LOT 7 BLOCK B GREEN ACRES S/D.
ORB 900-1665, WD 1083-956.

BEST RAYMOND D/SHEIDER ELKE
237 SW BRAVA WAY
LAKE CITY, FL 32024

2026

26-4S-16-03185-010

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

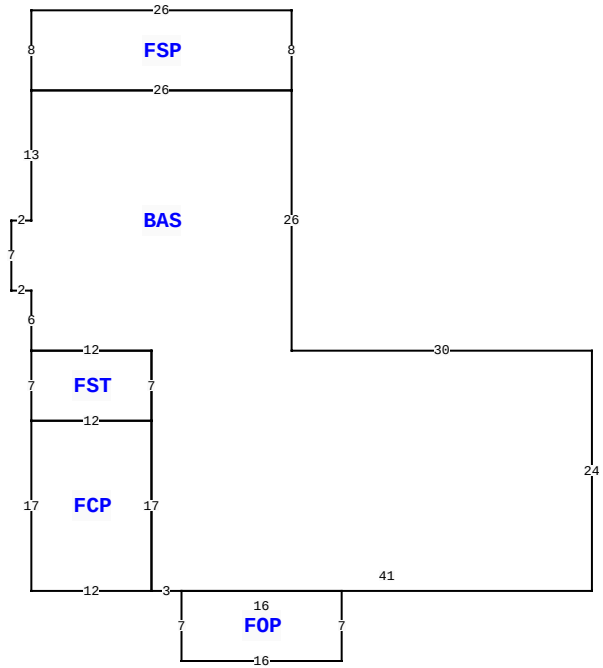
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
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	26416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,746	100		1,746	145,733
FCP	204	25		51	4,257
FOP	112	30		34	2,838
FSP	208	40		83	6,928
FST	84	55		46	3,840
TOTALS	2,354			1,960	163,595

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,960	114.6540	128.41	251,684	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1746 HX Base Yr



237 SW BRAVA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		163,595
TOTAL MARKET OB/XF VALUE		3,116
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		189,711
SOH/AGL Deduction		91,701
ASSESSED VALUE		98,010
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		47,288
TOTAL JUST VALUE		189,711
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		189,711

LAND:1:1: 0.88 AC.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19356	REMODEL	100	03/25/2002
19357	M H	125	03/25/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0602/0363	3/01/1986	WD	Q	I		32,500
GRANTOR:						
GRANTEE:						
0506/0753	2/01/1983	WD	Q	I		31,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 N26 FSP= N8 W26 S8E26$ W26 S13 W2 S7 E2 S6 FST= S7 E12 N7 W12$ E12 S7 FCP= W12 S17 E12 N17$ S17 E3FOP= S7 E16 N7 W16$ E41 N24$.

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	858.00	UT	2.00	2.00	100	1993	1993	3	100	1,716	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	800	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 3,116

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		00	195.00	196.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							

REVIEW DATE 07/11/2019 BY KR Total Acres: 0.88 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/18/2025 BY SYS