LOT 6 BLOCK F SOUTHWOOD ACRES
S/D UNIT 2. WD 1037-656, WD
1333-1107, WD 1360-2476, FJ

ADAMS CARISSA
242 SW SUNNYDALE GLN
LAKE CITY, FL 32024

2026

36-4S-16-03370-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

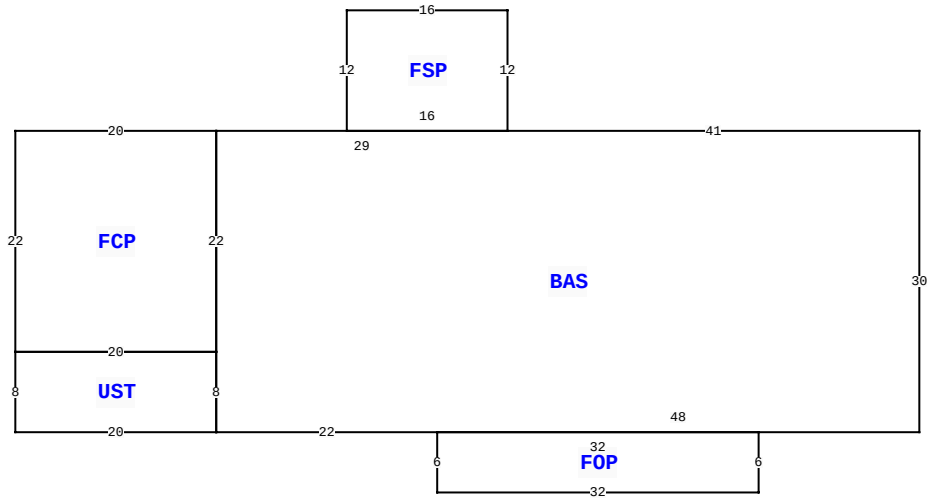
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	36416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,100	100		2,100	186,937
FCP	440	25		110	9,792
FOP	192	30		58	5,163
FSP	192	40		77	6,854
UST	160	45		72	6,409
TOTALS	3,084			2,417	215,155

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,417	122.2782	136.95	331,008	1968	1968	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2019 Heated Area: 2100 HX Base Yr 2019



242 SW SUNNYDALE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		215,155
TOTAL MARKET OB/XF VALUE		6,500
TOTAL LAND VALUE - MARKET		36,900
TOTAL MARKET VALUE		258,555
SOH/AGL Deduction		81,784
ASSESSED VALUE		176,771
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		126,049
TOTAL JUST VALUE		258,555
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		258,555

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050039	Roof Replacement	27,600	06/04/2024
000049711	Remodel	18,649	05/01/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1415/1090	7/15/2020	WD	U	I	30	21,900
GRANTOR: DYLAN ADAMS						
GRANTEE: CARISSA ADAMS						
1360/2476	5/24/2018	WD	Q	I	01	125,000
GRANTOR: EMORY L ALFORD						
GRANTEE: DYLAN & CARISSA ADA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 FSP= N12 W16 S12 E16$ W29 FCP= W20 S22 E20 N22$ S22 UST= W20 S8 E20 N8$ S8 E22 FOP= S6E32 N6 W32$ E48 N30$.

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 6,500

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		A-1	0.00	0.00	2.05	AC		1.00	1.00	1.00	18,000.00	18,000.00	36,900							

REVIEW DATE 07/25/2024 BY JS Total Acres: 2.05 Total Land Value: 36,900 Market: 0 Agricultural: 0 Common: 36,900 PRINTED 11/14/2025 BY SYS