LOTS 49 & 50 CYPRESS LANDING S/D
912-2259, WD 1119-1476, FJ 1119-

OWENS TONY
928 SW GATOR CT
LAKE CITY, FL 32025

2027

06-4S-17-08028-149

BUILDING CHARACTERISTICS

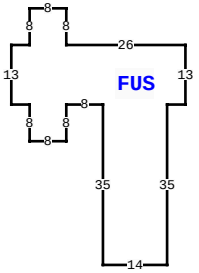
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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 06
NEIGHBORHOOD/LOC	6417.1200	1.00/

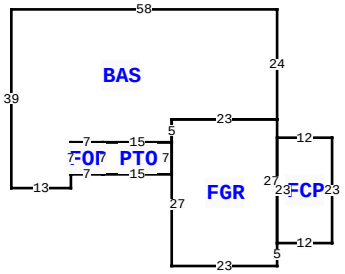
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,697	100		1,697	136,342
FCP	276	25		69	5,543
FGR	736	55		405	32,539
FOP	49	30		15	1,205
FUS	1,112	100		1,112	89,341
PTO	105	5		5	402
TOTALS	3,975			3,303	265,372

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,303	97.6410	107.41	354,775	2001	2001	0	0	0	25.20	74.80

1 SINGLE FAM 100% - 2017 Heated Area: 2809 HX Base Yr 2017





928 SW GATOR CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

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	1,028.00	UT	1.00	1.00	100	2001	2001	3	100	1,028	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	265,372
TOTAL MARKET OB/XF VALUE	3,628
TOTAL LAND VALUE - MARKET	45,000
TOTAL MARKET VALUE	314,000
SOH/AGL Deduction	97,656
ASSESSED VALUE	216,344
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	164,933
TOTAL JUST VALUE	314,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	318,818

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047648	Solar Power Syste	95,150	07/11/2023
1945	SFR	604	11/07/2000
00433			
00220			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/1441	3/16/2016	WD	U	I	12	164,500
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: TONY OWENS						
1267/2541	12/12/2013	WD	U	I	12	223,400
GRANTOR: MARY LU GODDEYNE- FKZ						
GRANTEE: FEDERAL NATIONAL MO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W58 S39 E13 N3 FOP= E7 N7 W7 S7$ N7 E7 PTO= S7 E15 N7 W15$ E15 FGR= S27 E23 N5 FCP= E12 N23 W12 S23$ N27 W23 S5$ N5 E23 N24$ PTR= N30 FUS= N35 E4 N13 W26 N8 W8 S8 W4 S13 E4 S8 E8 N8 E8 S35 E14$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 3,628

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			0.00	0.00	2.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	45,000							

REVIEW DATE 01/04/2024 BY JS Total Acres: 0.36 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 11/17/2026 BY SYS