E 1/2 OF THE FOLLOWING: COMM NE W 524.85 FT, S 709.19 FT FOR POB FT, W 462.97 FT, N 235.73 FT, E

DE FREITAS GABRIELA CAMACHO
237 SW SKYHAWK DR
LAKE CITY, FL 32025

2027

12-4S-16-02942-006

BUILDING CHARACTERISTICS

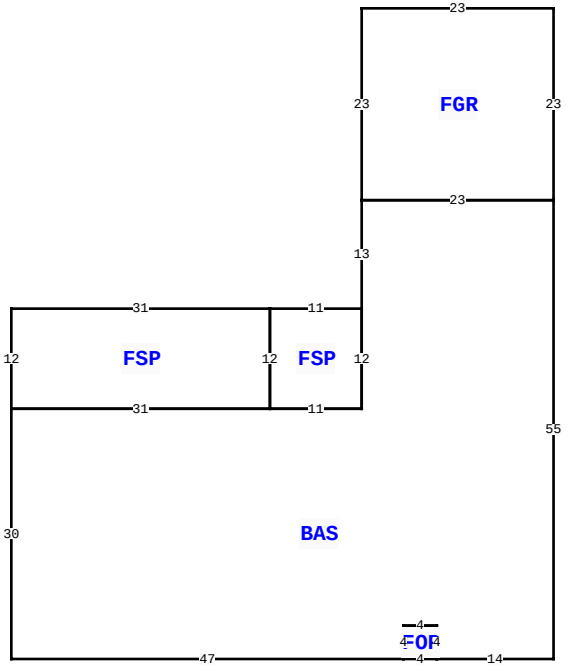
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	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	12416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,509	100		2,509	125,934
FGR	529	55		291	14,606
FOP	16	30		5	251
FSP	132	40		53	2,660
FSP	372	40		149	7,479
TOTALS	3,558			3,007	150,930

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	3,007	101.4030	111.54	335,401	1978	1978	0	0	20	35.00	45.00

1 SINGLE FAM 0% - 2022 Heated Area: 2509 HX Base Yr



237 SW SKYHAWK DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 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	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	0	32	16	512.00	UT	70.00	70.00	100	1993	1993	3	40	14,336	
4	0282	POOL ENCL	0	0	0	0	1,000.00	UT	15.00	15.00	100	1993	1993	3	40	6,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	150,930
TOTAL MARKET OB/XF VALUE	24,036
TOTAL LAND VALUE - MARKET	32,500
TOTAL MARKET VALUE	207,466
SOH/AGL Deduction	0
ASSESSED VALUE	207,466
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	207,466
TOTAL JUST VALUE	207,466
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	210,213

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19829	PLANE HNGR	150	08/09/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1443/523	7/22/2021	QC	U	I	11	100
GRANTOR: 5BC FLORIDA INC						
GRANTEE: DE FREITAS GABRIELA						
1357/0559	2/19/2018	WD	U	I	37	175,000
GRANTOR: HAL Y MILLER						
GRANTEE: 5BC FLORIDA INC						

BUILDING NOTES

BUILDING DIMENSIONS

FGR= N23 W23 S23 E23$ BAS= W23 S13 FSP= W11 S12 E11 N12$S12 W11 FSP= N12 W31 S12 E31$W31 S30 E47 FOP= E4 N4 W4 S4$N4 E4 S4 E14 N55$.

LAND DESCRIPTION

TOTAL OB/XF 24,036

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	0		00	0.00	0.00	1.25	AC		1.00	1.00	1.00	26,000.00	26,000.00	32,500							

REVIEW DATE 10/17/2023 BY JB Total Acres: 1.25 Total Land Value: 32,500 Market: 0 Agricultural: 0 Common: 32,500 PRINTED 11/17/2026 BY SYS