LOT 25 BLOCK A DEERWOOD FOREST
UNIT 3. ORB 473-400, DC 645-
473-400, DC 645-83, WD 1379-

SWEETMAN BARRY/SWEETMAN LILLIE S
433 SW FAWN GLN
LAKE CITY, FL 32025

2027

16-4S-17-08302-176

BUILDING CHARACTERISTICS

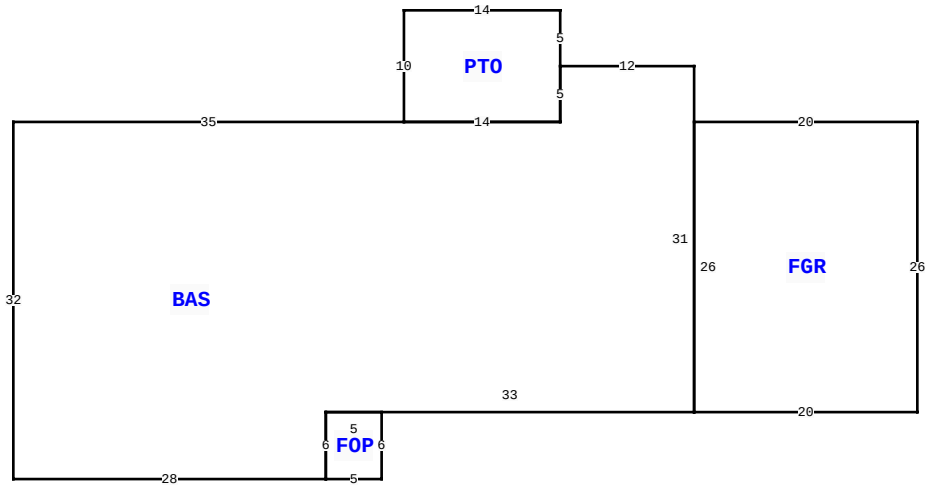
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	9417.0800	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,814	100		1,814	208,010
FGR	520	55		286	32,795
FOP	30	30		9	1,032
PTO	140	5		7	803
TOTALS	2,504			2,116	242,640

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,116	115.8300	127.41	269,600	1996	2015	0	0	0	10.00	90.00

2 SINGLE FAM 100% - 2021 Heated Area: 1814 HX Base Yr 2021



433 SE FAWN GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	242,640
TOTAL MARKET OB/XF VALUE	2,797
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	263,937
SOH/AGL Deduction	52,000
ASSESSED VALUE	211,937
TOTAL EXEMPTION VALUE	HX HB VX 56,411
BASE TAXABLE VALUE	155,526
TOTAL JUST VALUE	263,937
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	268,355

PRMT:1:1: NO CHARGE DUE TO FIRE DAMAGE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10697	REMODEL	0	01/31/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1413/1938	6/18/2020	WD	Q	I	01	212,400
GRANTOR: DEAL DONE LLC						
GRANTEE: BARRY & LILLIE S SW						
1379/0342	2/26/2019	WD	U	I	37	94,000
GRANTOR: LUCILLE M BOTTOMS HAL						
GRANTEE: DEAL DONE LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W35 S32 E28 FOP= E5 N6 W5 S6$ N6 E33 FGR= E20 N26 W20 S26$ N31 W12 PTO= N5 W14 S10 E14 N5$ S5 W14$.

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	1,774.00	UT	1.50	1.50	60	1996	1996	3	60	1,597	
2	0294	SHED WOOD/	0	100	12	16	1.00	UT	0.00	0.00	100	1996	1996	3	100	700	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 2,797

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 09/04/2013 BY DF Total Acres: 1.05 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS