LOT 4 BLOCK B DEERWOOD FOREST UN
807-1414, DC 1460-2411, LE 1468-

OVERBEY LINDA M
408 SE FAWN GLN
LAKE CITY, FL 32025

2027

16-4S-17-08302-182

BUILDING CHARACTERISTICS

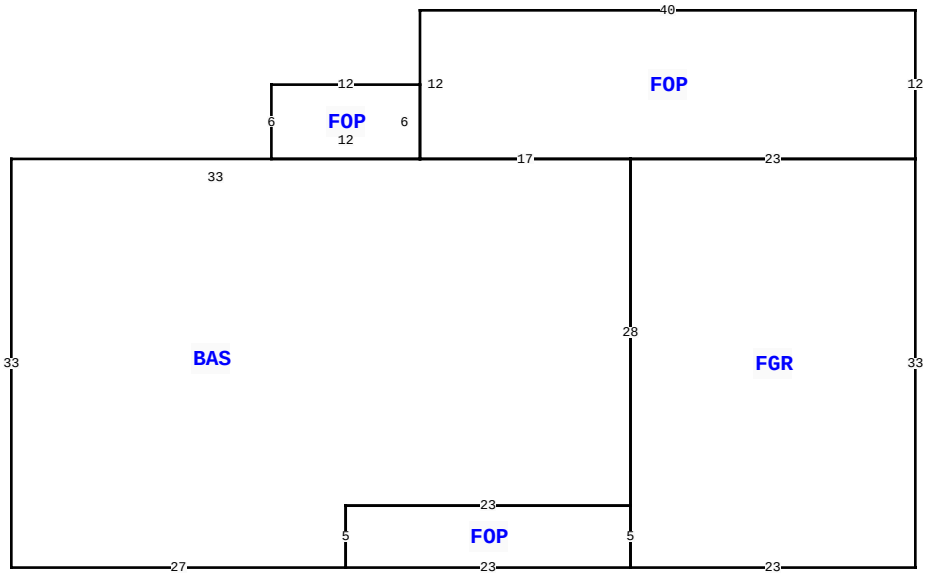
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	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	1,535	100		1,535	126,365
FGR	759	55		417	34,328
FOP	72	30		22	1,811
FOP	115	30		34	2,799
FOP	480	30		144	11,855
TOTALS	2,961			2,152	177,158

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,152	115.1390	126.65	272,551	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1997 Heated Area: 1535 HX Base Yr 1997



408 SE FAWN GLN, 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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	100	16	30	480.00	UT	70.00	70.00	100	1989	1989	3	40	13,440	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
4	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	600	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	600	
6	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2004	2004	3	100	800	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		177,158
TOTAL MARKET OB/XF VALUE		17,640
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		213,298
SOH/AGL Deduction		78,004
ASSESSED VALUE		135,294
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		78,883
TOTAL JUST VALUE		213,298
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		216,529

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049682	Roof Replacement	13,000	04/23/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1468/1847	5/31/2022	LE	U	I	14	100
GRANTOR: OVERBEY LINDA M						
GRANTEE: OBERBEY CHRIS E						
0807/1414	6/29/1995	WD	Q	I		73,000
GRANTOR: ERNEST I & LORAINE E						
GRANTEE: DALE E & LINDA M OV						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 S33 E27 FOP= E23 N5W23 S5$ N5 E23 FGR= S5 E23 N33 W23 S28$ N28 FOP= E23 N12W40 S12 E17$ W17$ FOP= N6 W12 S6 E12$.

LAND DESCRIPTION

TOTAL OB/XF 17,640

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 06/03/2024 BY JS Total Acres: 0.87 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS