

(AKA LOT 11, SUNNYBROOK SURVEY U
 COMM SW COR OF NW1/4 OF NE1/4, R
 R/W LINE OF NE SUNNYBROOK RD FOR

HEWETT JACKIE/MARTIN LEONARD
 355 NE SUNNY BROOK ST
 LAKE CITY, FL 32055

2026

20-3S-17-05180-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	2026
FOP	240	35	2026
TOTALS	1,200		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MANUF	2	100%	-	2026							Heated Area: 960 HX Base Yr 2026	

BAS 2026

FOP 2026

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			116,247
TOTAL MARKET OB/XF VALUE			2,120
TOTAL LAND VALUE - MARKET			15,246
TOTAL MARKET VALUE			133,613
SOH/AGL Deduction			0
ASSESSED VALUE			133,613
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			32,202
TOTAL JUST VALUE			133,613
NCON VALUE			117,047
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			48,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053844	Mobile Home		08/14/2025
000053778	Right-of-Way Acce		08/05/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1541/2197	6/04/2025	QC	U	I	11	100
GRANTOR: YAVORSKI EDWARD S						
GRANTEE: HEWETT JACKIE						
1453/2772	12/06/2021	QC	U	I	11	36,900
GRANTOR: FLORIDA HOLDINGS TRUS						
GRANTEE: YAVORSKI EDWARD S						

EXTRA FEATURES															
L N	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	0021	BARN,FR AE	0	100 20 20	1.00	UT	0.00	0.00	100	0	0	3	100	1,320	
2	0296	SHED METAL	0	100 0 0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

TOTAL OB/XF													
2,120													

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2026;ORIG=15,11] E40 S24 W40 N24 \$									
FOP=[YR=2026;ORIG=55,11] E10 S24 W10 N24 \$									

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		00	0.00	0.00	43,560.00	SF		1.00	1.00	0.70	0.50	0.35	15,246							