COMM SW COR OF SEC, N 942.53
FT, E 1297.50 FT TO W MAINT
R/W OF SW FEDORA WAY, S ALONG

HOWEY ERNEST BERNARD III/HOWEY PALOMA MONICA
204 SW FEDORA WAY
LAKE CITY, FL 32025

2027

20-4S-17-08616-002

BUILDING CHARACTERISTICS

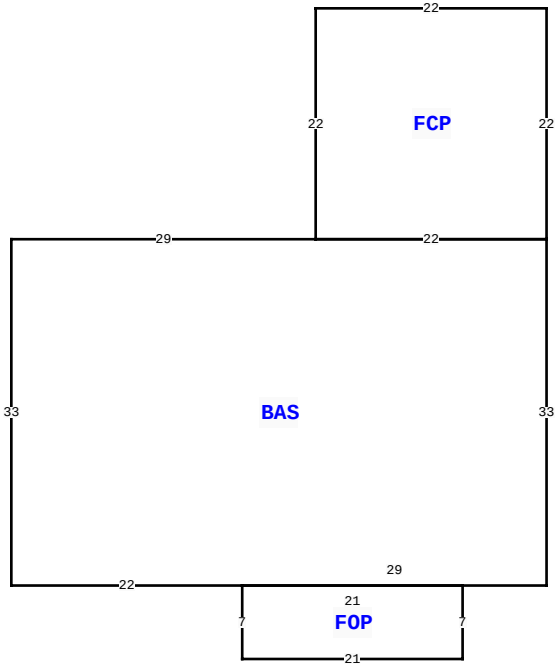
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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 02
NEIGHBORHOOD/LOC	20417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,683	100		1,683	149,367
FCP	484	25		121	10,738
FOP	147	30		44	3,905
TOTALS	2,314			1,848	164,010

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,848	104.7816	115.26	213,000	2002	2002	0	0	0	23.00	77.00

1 SINGLE FAM 100% - 2019 Heated Area: 1683 HX Base Yr 2019



204 SW FEDORA WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		164,010
TOTAL MARKET OB/XF VALUE		6,000
TOTAL LAND VALUE - MARKET		24,480
TOTAL MARKET VALUE		194,490
SOH/AGL Deduction		58,027
ASSESSED VALUE		136,463
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		85,052
TOTAL JUST VALUE		194,490
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		197,478

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046510	Roof Replacement	17,600	02/13/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1364/1514	7/12/2018	WD	U	I	30	100,000

GRANTOR: RONALD H & TERESA H B

GRANTEE: ERNEST BERNARD III

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S33 E22 FOP= S7 E21 N7 W21$ E29 N33 FCP= N22 W22 S22 E22$ W22$.

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	1.00	UT	0.00	0.00	100	2002	2002	3	100	500	
2	0296	SHED METAL	0	100	10	14	140.00	UT	5.00	5.00	100	2002	2002	3	100	700	
3	0031	BARN,MT AE	0	100	25	30	1.00	UT	0.00	0.00	100	2002	2002	3	100	3,000	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2002	2002	3	100	1,800	

LAND DESCRIPTION

TOTAL OB/XF 6,000

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		A-1	0.00	0.00	1.36	AC		1.00	1.00	1.00	18,000.00	18,000.00	24,480							

REVIEW DATE 03/13/2023 BY JS Total Acres: 1.36 Total Land Value: 24,480 Market: 0 Agricultural: 0 Common: 24,480 PRINTED 11/17/2026 BY SYS