

(AKA PART OF LOT 3 & PART OF LOT UNREC)
THE E 382.30 FT OF W 913.10 FT O

SWEARINGEN GARY L/SWEARINGEN JANET L
6989 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2026

24-4S-15-00384-005



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architectural	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 2010		69.54	141,166	1990	1990	0	0	60.00	40.00

Heated Area: 1626 HX Base Yr 2010

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		56,466	
TOTAL MARKET OB/XF VALUE		22,500	
TOTAL LAND VALUE - MARKET		114,950	
TOTAL MARKET VALUE		193,916	
SOH/AGL Deduction		104,432	
ASSESSED VALUE		89,484	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		38,073	
TOTAL JUST VALUE		193,916	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		178,241	

Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM					
NEIGHBORHOOD/LOC	24415.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,626	100		1,626	45,229
FGR	450	55		248	6,898
FST	210	55		116	3,227
PTO	210	5		10	278
UOP	120	25		30	834
TOTALS	2,616			2,030	56,466

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30926	MAINT/ALTR	30	04/09/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1167/1599	2/12/2009	WD Q	Q	I	01	112,500

GRANTOR: GERALD & KAREN BARBER
GRANTEE: GARY & JANET SWEARI
0857/0326 4/10/1998 WD Q I 81,000
GRANTOR: MCINTOSH
GRANTEE: BARBER

EXTRA FEATURES		BLD DATE		LGL DATE		XF DATE		LAND DATE		AG DATE	
6989 SW COUNTY ROAD 242 , LAKE CITY				05/06/2026		MLU					

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	34 52	1.00	UT	8,000.00	8,000.00	75	1993	1993	3	75	6,000	
2	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	2016	2016	3	100	1,200	
3	9945	Well/Sept	0 100	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0169	FENCE/WOOD	0 100	0 0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	
5	9945	Well/Sept	0 100	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W38 S27 E29 UOP= S10 E12 N10 W12\$ E19 S3 E11 FGR= E15 FST= E7 N30 W7 S30\$ N30 W15 S30\$ N30 PTO= N10 W21 S10E21\$ W21\$.	

LAND DESCRIPTION		TOTAL OB/XF 22,500																						
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		A-1	0.00	0.00	10.45	AC		1.00	1.00	1.00	11,000.00	11,000.00	114,950							