LOT 11 BLOCK A CYPRESS LAKE S/D.
ORB 786-1056, 804-1923,

HENDERSON WILLIAM R/HENDERSON MARCIA K
455 SW SWEETBREEZE DR
LAKE CITY, FL 32024

2027

33-3S-16-02434-011

BUILDING CHARACTERISTICS

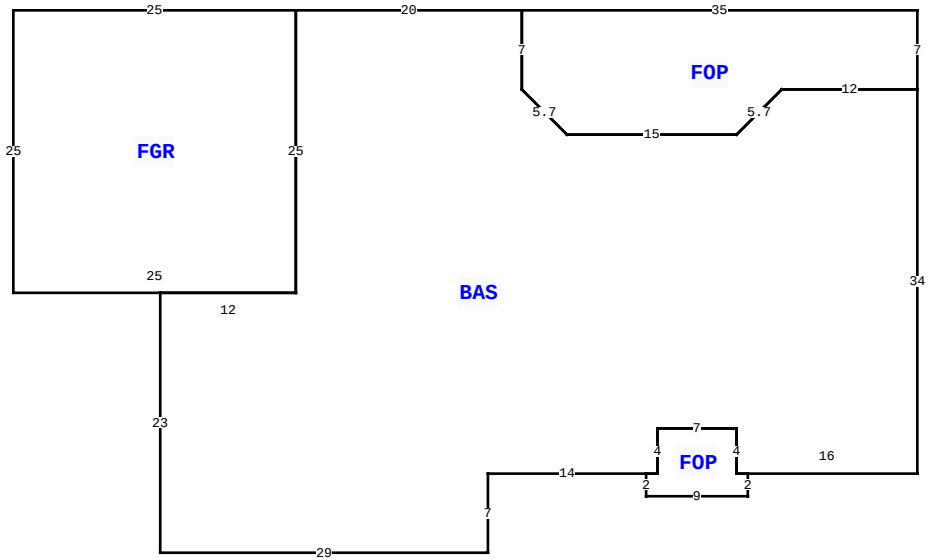
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	33316.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,301	100		2,301	230,892
FGR	625	55		344	34,519
FOP	46	30		14	1,405
FOP	321	30		96	9,633
TOTALS	3,293			2,755	276,448

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,755	128.4800	141.33	389,364	1996	1996	0	0	0	29.00	71.00

1 SINGLE FAM 100% - 1997 Heated Area: 2301 HX Base Yr 1997



455 SW SWEETBREEZE DR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
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	1996	1996	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	3,455.00	UT	1.50	1.50	100	1996	1996	3	100	5,183	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	276,448
TOTAL MARKET OB/XF VALUE	6,383
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	317,831
SOH/AGL Deduction	87,174
ASSESSED VALUE	230,657
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	179,246
TOTAL JUST VALUE	317,831
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	322,858

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32025	MAINT/ALTR	75	06/09/2014
11413	SFR	380	07/15/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0804/1923	4/27/1995	WD	Q	V		18,000
GRANTOR: KEITH R & KIMBERLY DA						
GRANTEE: WILLIAM R & MARCIA						
0786/1056	2/17/1994	WD	Q	V		16,500
GRANTOR: RICHARD C COLE						
GRANTEE: KEITH DAVID						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W20 FGR= W25 S25 E25 N25$ S25 W12 S23 E29 N7 E14 FOP= S2 E9 N2 W1 N4 W7 S4 W1$E1 N4 E7 S4 E16 N34 FOP= N7 W35 S7 R4 D4 E15 U4 R4 E12$ W12 L4 D4 W15 U4 L4 N7$.

LAND DESCRIPTION

TOTAL OB/XF 6,383

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	160.00	181.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/16/2023 BY JB Total Acres: 0.66 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS