LOT 98 EMERALD COVE S/D PHS 1.

WD 1062-2214, WD 1108-2505, QC 1

EDWARDS TRACI L
372 SW HEATHRIDGE DR
LAKE CITY, FL 32024

2027

33-3S-16-02438-198

BUILDING CHARACTERISTICS

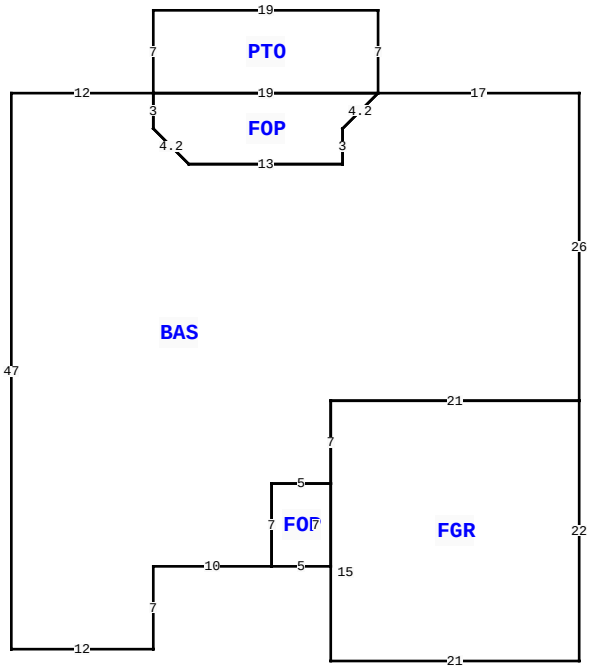
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	33316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,579	100		1,579	182,396
FGR	462	55		254	29,340
FOP	35	30		10	1,155
FOP	96	30		29	3,350
PTO	133	5		7	809
TOTALS	2,305			1,879	217,050

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,879	128.0664	140.87	264,695	2007	2007	0	0	0	18.00	82.00

1 SINGLE FAM 100% - 2022 Heated Area: 1579 HX Base Yr 2022



372 SW HEATHRIDGE 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	0166	CONC,PAVMT	0	100	0	0	1,387.00	UT	3.00	3.00	100	2007	2007	3	100	4,161	
2	0140	CLFENCE 6	0	100	0	0	1.00	UT	3,800.00	3,800.00	100	2023	2022		100	3,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	217,050
TOTAL MARKET OB/XF VALUE	7,961
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	260,011
SOH/AGL Deduction	18,168
ASSESSED VALUE	241,843
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	190,432
TOTAL JUST VALUE	260,011
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	263,955

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25015	SFR	500	09/26/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/1750	4/17/2023	QC	U	I	11	100
GRANTOR: MALARKEY JAMES						
GRANTEE: EDWARDS TRACI L						
1446/2517	9/03/2021	WD	Q	I	01	233,000
GRANTOR: WHEELER DAVID						
GRANTEE: EDWARDS TRACI L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W17 PTO= N7 W19 S7 E19$ FOP= W19 S3 D3 R3 E13 N3 R3 U3 $ D3 L3 S3 W13 L3 U3 N3 W12 S47 E12 N7 E10 FOP= E5 N7 W5 S7$ N7 E5 FGR= S15 E21 N22 W21 S7$ N7 E21 N26$.

LAND DESCRIPTION

TOTAL OB/XF 7,961

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/14/2023 BY KS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS