LOT 4 BLOCK A SOUTHWOOD ACRES S/
368-243, 815-327, PB 1061-147 TH

WEAVER ANN/HEIDEMANN JOHN
233 SW SUNNYDALE GLN
LAKE CITY, FL 32024

2027

36-4S-16-03347-000

BUILDING CHARACTERISTICS

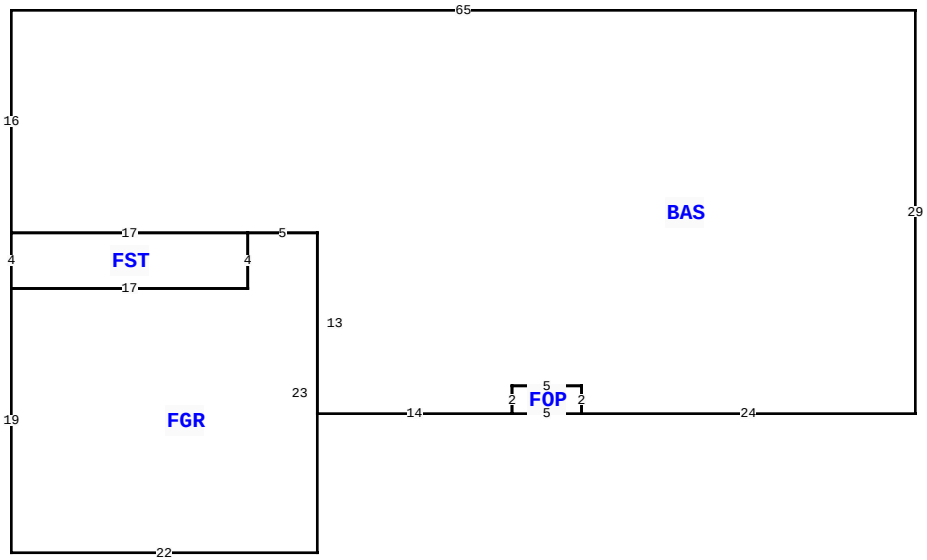
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	13	LAM/VNLPLK 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	36416.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,589	100		1,589	182,176
FGR	438	55		241	27,630
FOP	10	30		3	344
FST	68	55		37	4,242
TOTALS	2,105			1,870	214,392

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,870	130.2840	143.31	267,990	1977	2005	0	0	0	20.00	80.00

1 SINGLE FAM 100% - 2025 Heated Area: 1589 HX Base Yr 2025



233 SW SUNNYDALE GLN, LAKE CITY

BLD DATE		LGL DATE	04/07/2025 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	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0294	SHED WOOD/	0	100	16	20	320.00	UT	7.50	7.50	20	1993	1993	3	20	480	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		214,392
TOTAL MARKET OB/XF VALUE		1,830
TOTAL LAND VALUE - MARKET		45,540
TOTAL MARKET VALUE		261,762
SOH/AGL Deduction		0
ASSESSED VALUE		261,762
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		210,351
TOTAL JUST VALUE		261,762
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		265,666

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044458	Roof Replacement	10,000	05/17/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1515/1362	5/29/2024	WD	U	I	41	350,000
GRANTOR: MITCHELL TYLER						
GRANTEE: WEAVER ANN						
1478/872	9/21/2022	WD	Q	I	01	320,000
GRANTOR: ROSIER CRYSTAL						
GRANTEE: MITCHELL TYLER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W65 S16 FST= S4 E17 N4 W17$ E17 FGR= S4 W17 S19 E22 N23 W5$ E5 S13 E14 FOP= E5 N2W5 S2$ N2 E5 S2 E24 N29$.

LAND DESCRIPTION

TOTAL OB/XF 1,830

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	2.53	AC		1.00	1.00	1.00	18,000.00	18,000.00	45,540							

REVIEW DATE 01/28/2026 BY KS Total Acres: 2.53 Total Land Value: 45,540 Market: 0 Agricultural: 0 Common: 45,540 PRINTED 11/17/2026 BY SYS