

LOT 6 SOUTHWOOD ACRES S/D  
 UNIT 3. ORB 319-286, 631-348,  
 898-1585, 924-290, 980-933.

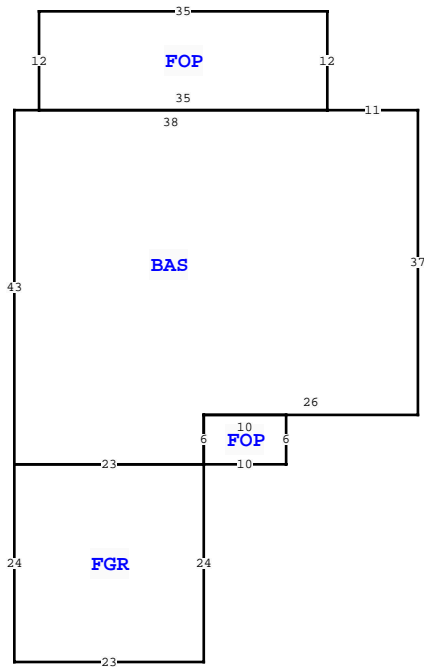
HEITZMAN WADE M & SANDRA C/HEITZMAN SANDRA C  
 507 SW HAMLET CIR  
 LAKE CITY, FL 32024-4667

**2026**

36-4S-16-03373-006  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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		2.5	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
BAS	1,951	100	
FGR	552	55	
FOP	60	30	
FOP	420	30	
TOTALS	2,983		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2004	125.81	301,818	1988	1988	0	0	35.00	65.00
Heated Area: 1951 HX Base Yr 2004											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		196,182	
TOTAL MARKET OB/XF VALUE		2,650	
TOTAL LAND VALUE - MARKET		36,960	
TOTAL MARKET VALUE		235,792	
SOH/AGL Deduction		83,114	
ASSESSED VALUE		152,678	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		101,267	
TOTAL JUST VALUE		235,792	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		235,530	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052569	Roof Replacement	12,000	03/13/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0980/0933	4/08/2003	WD	Q	I		132,000
GRANTOR: JEFFREY L & LINDA GAN						
GRANTEE: WADE M & SANDRA C H						
0924/0290	3/30/2001	WD	Q	I		132,900
GRANTOR: MARK & SARA HILL						
GRANTEE: JEFFREY L & LINDA J						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100

TOTAL OB/XF											
2,650											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	2.31	AC	1.00

BUILDING NOTES											
BAS=[ORIG=0,0] W11 W38 S43 E23 N6 E26 N37 \$											
FGR=[ORIG=-49,43] S24 E23 N24 W23 \$											
FOP=[ORIG=-11,0] N12 W35 S12 E35 \$											
POP=[ORIG=-26,43] E10 N6 W10 S6 \$											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W11 W38 S43 E23 N6 E26 N37 \$											
FGR=[ORIG=-49,43] S24 E23 N24 W23 \$											
FOP=[ORIG=-11,0] N12 W35 S12 E35 \$											
POP=[ORIG=-26,43] E10 N6 W10 S6 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	2.31	AC	1.00