COMM NE COR OF S1/2 OF SE1/4 OF
ALONG N SEC LINE 781 FT FOR POB,
S 175 FT, E 496 FT, N 175 FT TO

LEE NORMA L
14525 S US HWY 441
LAKE CITY, FL 32024

2026

03-6S-17-09585-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

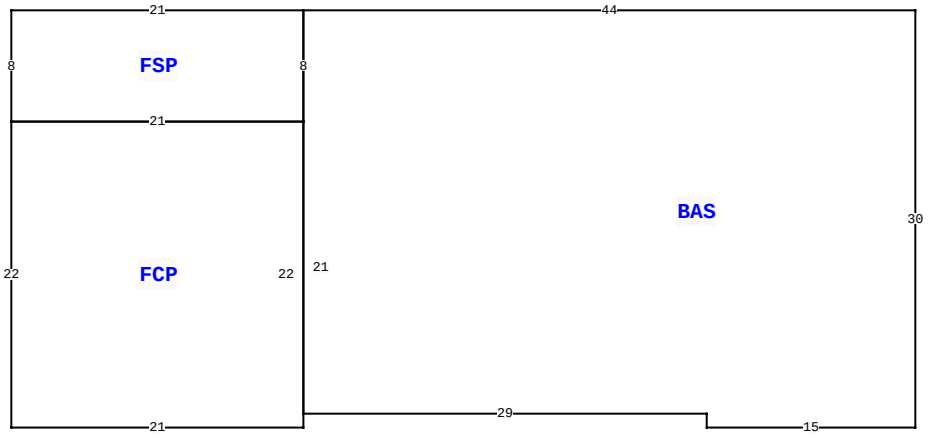
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	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 02
NEIGHBORHOOD/LOC	3617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,291	100		1,291	110,541
FCP	462	25		116	9,933
FSP	168	40		67	5,737
TOTALS	1,921			1,474	126,210

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,474	117.6120	131.73	194,170	1972	1972	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1291 HX Base Yr



14525 S US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	126,210
TOTAL MARKET OB/XF VALUE	6,058
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	160,268
SOH/AGL Deduction	0
ASSESSED VALUE	160,268
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	160,268
TOTAL JUST VALUE	160,268
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	160,268

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 FSP= W21 S8 E21 N8$S8 FCP= W21 S22 E21 N22$ S21 E29 S1 E15 N30$.

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	0040	BARN,POLE	0	0	24	40	960.00	UT	1.20	1.20	100	0	0	3	100	1,152	
2	0296	SHED METAL	0	0	24	35	840.00	UT	5.84	5.84	100	0	0	3	100	4,906	

LAND DESCRIPTION

TOTAL OB/XF 6,058

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	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,000							

REVIEW DATE 09/26/2017 BY BC Total Acres: 2.00 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 11/18/2025 BY SYS