COMM NW COR OF NE1/4 OF NW1/4, S
POB, S 551.27 FT, E 104.53 FT, S
E 210 FT, N 764.55 FT, W 314.27

WILLIAMS DERRICK L/SANCHEZ LORI ANN
3359 SW COUNTY ROAD 240
LAKE CITY, FL 32024

2026

07-5S-17-09150-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
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 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05

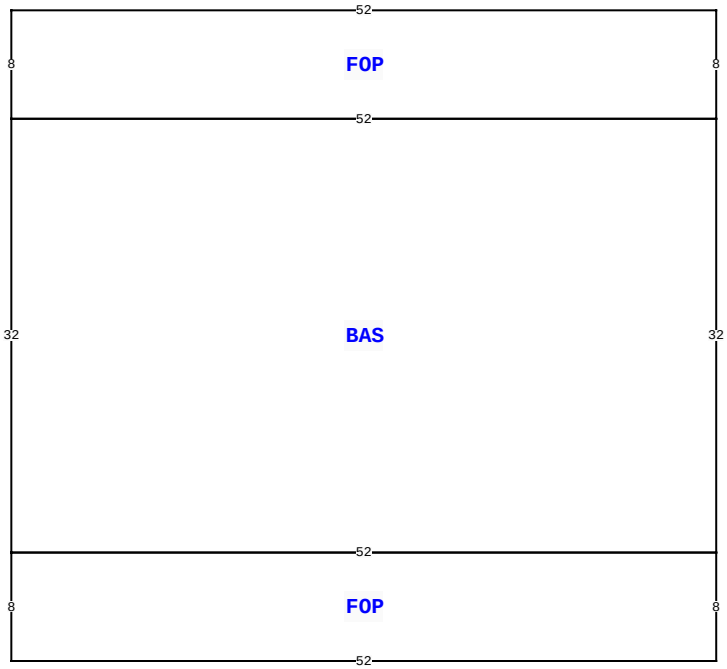
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 7517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,664	100		1,664	148,923
FOP	416	30		125	11,187
FOP	416	30		125	11,187
TOTALS	2,496			1,914	171,297

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,914	98.6490	110.49	211,478	2006	2006	0	0	0	19.00	81.00

3 SINGLE FAM 0% - 0 Heated Area: 1664 HX Base Yr



3523 SW COUNTY ROAD 240 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/20/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	171,297
TOTAL MARKET OB/XF VALUE	4,552
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	187,329
SOH/AGL Deduction	0
ASSESSED VALUE	187,329
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	187,329
TOTAL JUST VALUE	225,849
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	227,964

PRMT:6:1: THIS PERMIT WAS VOIDED. JS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27216	M H	395	07/30/2008
26767	SFR	714	02/15/2008
23445	SFR	479	08/02/2005
20542	M H	125	03/21/2003
20430	M H	125	02/19/2003
14837	PUMP/UTPOL	30	12/18/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1399/2331	11/25/2019	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: DERRICK L WILLIAMS						
1181/0617	9/18/2009	WD	U	I	11	100
GRANTOR: DERRICK L & LESLIE WI						
GRANTEE: LL WILLIAMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N32 FOP= N8 W52 S8 E52$ W52 S32 FOP= S8 E52 N8 W52$ E52$.

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	0	0	0	2,752.00	UT	2.00	2.00	50	2012	2012	3	50	2,752	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	1,000	
3	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 4,552

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	1.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	370.00	370.00	1,480							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,000							

REVIEW DATE 07/25/2017 BY BC Total Acres: 5.00 Total Land Value: 11,480 Market: 40,000 Agricultural: 1,480 Common: 10,000 PRINTED 11/19/2025 BY SYS