

THAT PORTION OF SW1/4 OF NE
1/4 OF SE1/4 LYING NORTH OF
SW C R 240 DESC ORB 1042-1927.

KEEN LARRY S/KEEN SHERI
973 SW COUNTRY ROAD 240
LAKE CITY, FL 32025

2025

09-5S-17-09171-011



| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | | |
|---|------------|--------------|----------------------|-----|-----|----------|-------|-------|----------------|---------------------------------|---------|-------------|-------------|----------------|-----------------|----------------|----------------------|-----------------------------|------|---|--------|-------------------|----|--------|--|--|--|--|--|--|--|
| ELEMENT | CD | CONSTRUCTION | | | | | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | VALUATION SUMMARY | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 1,530 TOTAL MARKET VALUE 1,530 SOH/AGL Deduction 285 ASSESSED VALUE 1,245 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,245 TOTAL JUST VALUE 1,530 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,530 | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | PERMIT NUM DESCRIPTION AMT ISSUED | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | SALES DATA OFF RECORD TYPE Q V RSN SALE Number DATE INST U I CD PRICE | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | BUILDING NOTES | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | BUILDING DIMENSIONS | | | | | | | | | | | |
| EXTRA FEATURES | | | | | | | | | | BLD DATE XF DATE INC DATE | | | | | | | | | | LGL DATE LAND DATE AG DATE 05/20/2024 MLU | | | | | | | | | | | |
| L N | 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 | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | TOTALS | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | TOTAL OB/XF 0 | | | | | | | | | | | | | | |
| LAND DESCRIPTION | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | | | | | | | |
| 1 | 9900 | C | AC NON-AG | 0 | | A-1 | 0.00 | 0.00 | 0.17 | AC | | 1.00 | 1.00 | 1.00 | 9,000.00 | 9,000.00 | 1,530 | | | | | | | | | | | | | | |
| REVIEW DATE 05/20/2024 BY MLU Total Acres: 0.17 Total Land Value: 1,530 Market: 0 Agricultural: 0 Common: 1,530 PRINTED 04/23/2025 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |