

COMM SW COR OF SW1/4, RUN E
455.72 FT FOR POB, RUN N 420
FT, E 210 FT, S 420 FT, W 210

DICKS GEORGE ALAN/DICKS KIMBERLY
184 SW LEON SAULS LOOP
LAKE CITY, FL 32025

2026

10-5S-17-09176-003



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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 02
NEIGHBORHOOD/LOC	10517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	105	100		105	8,927
BAS	420	100		420	35,709
BAS	2,008	100		2,008	170,724
FOP	204	30		61	5,186
PTO	180	5		9	765

TOTALS	2,917			2,603	221,312
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	100	20	30	600.00	UT	2.00	2.00	
2	0294	SHED WOOD/	0	100	12	20	240.00	UT	7.50	7.50	
3	0252	LEAN-TO W/	0	100	12	20	240.00	UT	2.00	2.00	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	100		A-1	0.00	0.00	2.00	AC	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,603	110.0160	123.22	320,742	1994	1994	0	0	0	31.00	69.00
1 SINGLE FAM 100% - 1995 Heated Area: 2533 HX Base Yr 1995												

184 SW LEON SAULS LOOP, LAKE CITY	BLD DATE	LGL DATE	04/07/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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
1	0166	CONC, PAVMT	0	100	20	30	600.00	UT	2.00	2.00	100	2004	2004	3	100	1,200	
2	0294	SHED WOOD/	0	100	12	20	240.00	UT	7.50	7.50	50	2004	2004	3	50	900	
3	0252	LEAN-TO W/	0	100	12	20	240.00	UT	2.00	2.00	50	2004	2004	3	50	240	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,600	

TOTAL OB/XF												
3,940												

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		221,312	
TOTAL MARKET OB/XF VALUE		3,940	
TOTAL LAND VALUE - MARKET		28,000	
TOTAL MARKET VALUE		253,252	
SOH/AGL Deduction		87,743	
ASSESSED VALUE		165,509	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		114,787	
TOTAL JUST VALUE		253,252	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		256,459	

SALE:2:1: 1 AC			
SALE:1:1: \$.70 STAMPS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
31777	MAINT/ALTR	45	03/03/2014
8204	SFR	51,000	03/28/1994

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0786/1723	2/24/1994	WD	Q	V	03	0	
GRANTOR: CLIFFORD DICKS							
GRANTEE: GEORGE ALLAN DICKS							
0785/1520	1/28/1994	WD	Q	V	03	0	
GRANTOR: CLIFFORD DICKS							
GRANTEE: GEORGE A DICKS							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W28 PTO= N12 W15 S12 E15\$ W48 BAS= W7 S15 E7 N15\$ S15 BAS= W7 S20 E21 N20 W14\$ E14 S14 FOP= S6 E34 N6 W34\$ E62 N29\$.											