COMM SE COR OF SEC, W 757.71
FT FOR POB, CONT W 660.21 FT
TO E R/W OF US-441, N 16 DEG W

THOMAS KELLY RAE
14691 N US HIGHWAY 441
LAKE CITY, FL 32055

2026

17-1S-17-04538-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	17117.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	30,380
TOTAL MARKET VALUE	4,215
SOH/AGL Deduction	1,170
ASSESSED VALUE	3,045
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	3,045
TOTAL JUST VALUE	33,380
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	33,380

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1415/1171	7/14/2020	WD	U	I	11	100

GRANTOR: H MICHAEL THOMAS & CA

GRANTEE: KELLY RAE THOMAS

BLD DATE		LGL DATE	04/15/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	4.34	AC		1.00	1.00	1.00	280.00	280.00	1,215							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.34	AC		1.00	1.00	1.00	7,000.00	7,000.00	30,380							

REVIEW DATE 07/20/2015 BY DF Total Acres: 4.34 Total Land Value: 1,215 Market: 30,380 Agricultural: 1,215 Common: 0 PRINTED 10/20/2025 BY SYS