BEG SW COR OF NE1/4 OF NW1/4, E
501.67 FT, W 1327.51 FT TO W LIN
NW1/4, S 501.54 FT TO POB EX 10.

LAW EMILY DANIELLE
9302 N US HIGHWAY 441
LAKE CITY, FL 32055

2026

17-2S-17-04714-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	05	CORG ASB 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		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

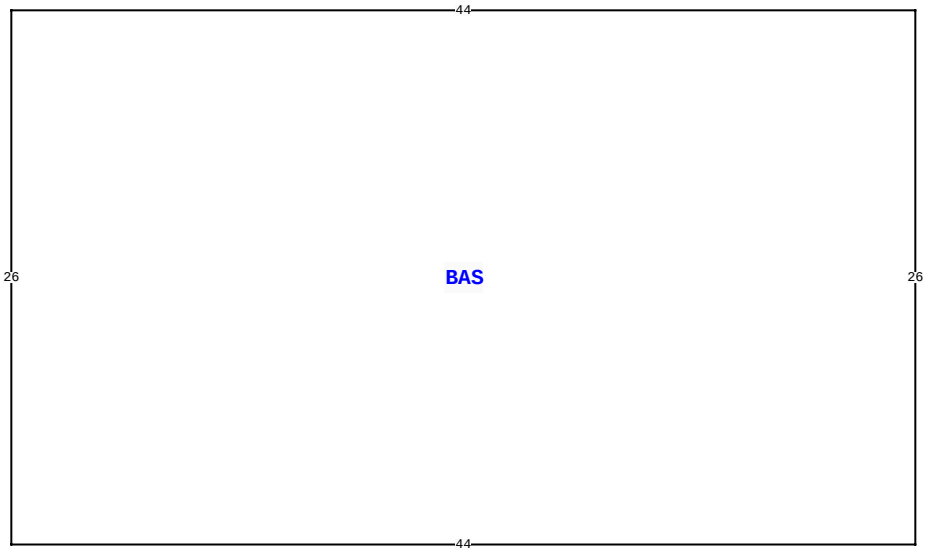
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	17217.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100		1,144	85,439
TOTALS	1,144			1,144	85,439

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,144	111.9000	105.19	120,337	2012	2012	0	0	0	29.00	71.00

1 MANUF 1 0% - 2022 Heated Area: 1144 HX Base Yr



9302 N US HIGHWAY 441 , LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	85,439
TOTAL MARKET OB/XF VALUE	7,100
TOTAL LAND VALUE - MARKET	36,400
TOTAL MARKET VALUE	128,939
SOH/AGL Deduction	10,520
ASSESSED VALUE	118,419
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	118,419
TOTAL JUST VALUE	128,939
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	132,549

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29789	M H	607	12/02/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1460/2272	2/22/2022	QC	U	I	11	100
GRANTOR: FRADDOSIO BRITTANY EL						
GRANTEE: LAW EMILY DANIELLE						
1459/2069	2/17/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: LAW DANIELLE EMILY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S26 E44 N26$.

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	100	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,100

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	0200	C	MBL HM	0		00	0.00	0.00	5.20	AC		1.00	1.00	1.00	7,000.00	7,000.00	36,400							

REVIEW DATE 07/31/2015 BY DF Total Acres: 5.20 Total Land Value: 36,400 Market: 0 Agricultural: 0 Common: 36,400 PRINTED 11/21/2025 BY SYS