

BEG NW COR OF NE1/4 OF SE1/4, RU
363 FT, N 235 FT, W 363 FT TO PO

REGISTER DENNIS
8909 N US HIGHWAY 441
LAKE CITY, FL 32055

2026

17-2S-17-04720-001



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 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
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		03
NEIGHBORHOOD/LOC	17217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,288	100		1,288	30,577
UEP	128	70		90	2,137
UOP	128	25		32	760
UST	72	45		32	760
TOTALS	1,616			1,442	34,233

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0294	SHED WOOD/	0	100	16	16	1.00	UT	0.00	0.00	
2	0060	CARPORT F	0	100	28	20	560.00	UT	3.50	3.50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	
4	0252	LEAN-TO W/	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	0102	C	SFR/MH	100		A-1	0.00	0.00	1.50	AC	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,442	98.9100	59.35	85,583	1986	1986		0	0	60.00	40.00	
1 MOBILE HME 100% - 2022 Heated Area: 1288 HX Base Yr 2022													
8909 N US HIGHWAY 441 , LAKE CITY													

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/17/2025
INC DATE		AG DATE	MLU

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			34,233
TOTAL MARKET OB/XF VALUE			9,210
TOTAL LAND VALUE - MARKET			12,750
TOTAL MARKET VALUE			56,193
SOH/AGL Deduction			15,853
ASSESSED VALUE			40,340
TOTAL EXEMPTION VALUE			30,000
BASE TAXABLE VALUE			10,340
TOTAL JUST VALUE			56,193
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,193

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052385	Remodel	6,500	02/19/2025
000052384	Roof Replacement	10,000	02/19/2025

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1432/2087	3/05/2021	WD	U	I	16
GRANTOR: CHRISTIE MARTHA A					SALE PRICE
GRANTEE: REGISTER DENNIS					20,000
0588/0623	4/01/1986	AG	Q	I	01
GRANTOR:					8,000
GRANTEE:					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W9 UEP= N8 W16 S8 E16\$ W37 S28 E9 UOP= S8 E16 N8 W16\$ E37 N28\$ UST= N8 W9 S8 E9\$.											