COMM NE COR OF SE1/4, RUN W
680.36 FT FOR POB, RUN S
671.27 FT, W 671.27 FT TO E

JACKSON GRACE ELIZABETH
7845 N US HIHGWAY 441
LAKE CITY, FL 32055

2026

20-2S-17-04755-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

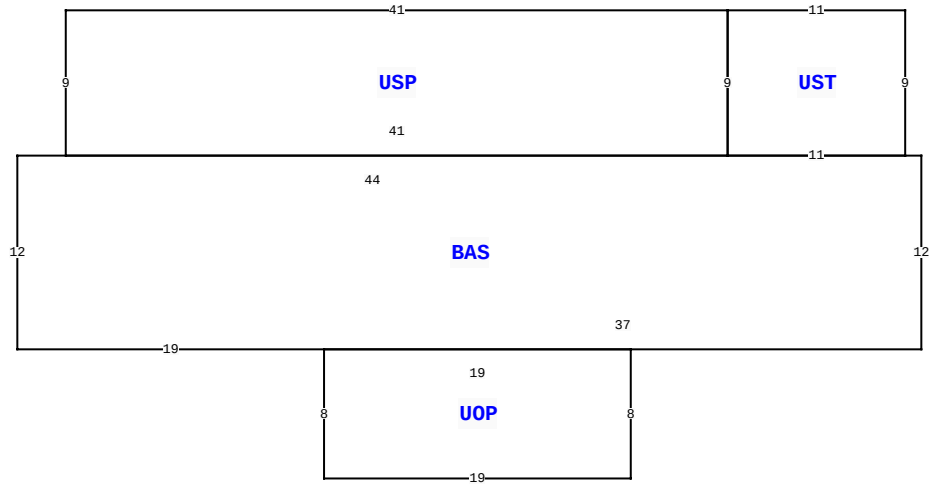
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	20217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100		672	11,298
UOP	152	25		38	639
USP	369	35		129	2,169
UST	99	45		45	756
TOTALS	1,292			884	14,862

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0801	02	884	76.4100	42.03	37,155	1968	1968	0	0	0	60.00	40.00

1 MH/NOTITLE 100% - 2021 Heated Area: 672 HX Base Yr 2021



7843 N US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/11/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		33,629
TOTAL MARKET OB/XF VALUE		9,470
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		108,099
SOH/AGL Deduction		40,470
ASSESSED VALUE		67,629
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		42,629
TOTAL JUST VALUE		108,099
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		108,099

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1417/0440	8/13/2020	QC	U	I	30	100
GRANTOR: ALAN & BETSY JACKSON						
GRANTEE: GRACE ELIZABETH JAC						
1366/1074	8/06/2018	WD	U	I	37	95,000
GRANTOR: DEERCREEK TRADING LLC						
GRANTEE: ALAN & BETSY JACKSO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 UST= N9 W11 S9 E11$ W11 USP= N9 W41 S9 E41 $ W44 S12 E19 UOP= S8 E19 N8 W19$ E37 N12$.

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	0261	PRCH, UOP	0	100	8	61	488.00	UT	0.75	0.75	100	1994	1994	3	100	366	
2	0263	PRCH,USP	0	100	8	42	336.00	UT	1.50	1.50	100	1994	1994	3	100	504	
3	0040	BARN,POLE	0	100	24	36	1.00	UT	0.00	0.00	100	1994	1994	3	100	400	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0040	BARN,POLE	0	100	48	12	1.00	UT	0.00	0.00	100	1994	1994	3	100	450	
6	0261	PRCH, UOP	0	100	8	42	1.00	UT	0.00	0.00	100	1994	1994	3	100	350	
7	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 9,470

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	100		00	0.00	0.00	9.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	58,500							
2	0200	C	MBL HM	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	6,500							

REVIEW DATE 08/04/2015 BY DF Total Acres: 10.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 11/14/2025 BY SYS

COMM NE COR OF SE1/4, RUN W
680.36 FT FOR POB, RUN S
671.27 FT, W 671.27 FT TO E

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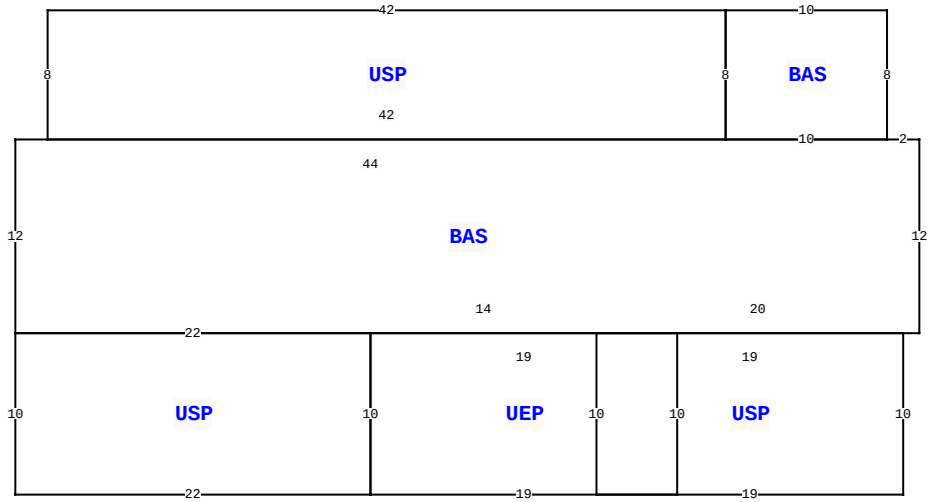
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0202	MOBILE HOME/M HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	20217.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	80	100		80	1,310
BAS	672	100		672	11,005
UEP	190	70		133	2,178
USP	190	35		66	1,081
USP	220	35		77	1,261
USP	336	35		118	1,932
TOTALS	1,688			1,146	18,767

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0801	02	1,146	74.4390	40.94	46,917	1967	1967	0	0	0	60.00	40.00

2 MH/NOTITLE 0% - 2021 Heated Area: 752 HX Base Yr 2021



7843 N US HIGHWAY 441 , LAKE CITY

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GRANTOR: DEERCREEK TRADING LLC						
GRANTEE: ALAN & BETSY JACKSO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W2 BAS= N8 W10 S8 E10$ W10 USP= N8 W42 S8 E42 $ W44 S12 USP= S10 E22 N10 W22$ E22 UEP= S10 E19 N10 W19$ E14 USP= S10 E19 N10 W19$ E20 N12$.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

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