SE1/4 OF SE1/4.
ORB 622-519 THRU 521,

MURRIN CHERYL HAMMONS
11467 S US HIGHWAY 441
LAKE CITY, FL 32025

2026

22-5S-17-09324-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

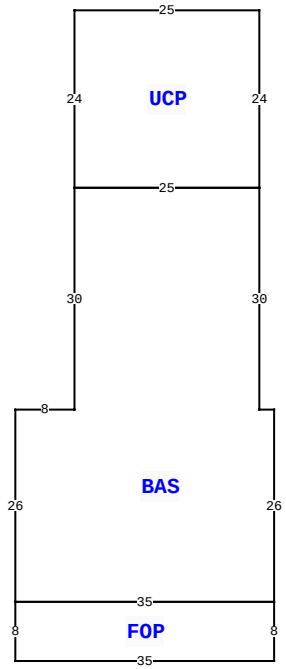
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	22517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,660	100		1,660	108,137
FOP	280	30		84	5,472
UCP	600	20		120	7,817
TOTALS	2,540			1,864	121,426

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,864	89.4825	100.22	186,810	1935	1970	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1660 HX Base Yr



11467 S US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/23/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		121,426
TOTAL MARKET OB/XF VALUE		2,750
TOTAL LAND VALUE - MARKET		140,000
TOTAL MARKET VALUE		138,635
SOH/AGL Deduction		58,200
ASSESSED VALUE		80,435
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		29,713
TOTAL JUST VALUE		264,176
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		264,176

BLDG:1:1: 1992 DOR STUDY

LAND:1:1: 1992 DOR STUDY JOINS OTHER PROPERTY

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

UCP= N24 W25 S24 E25$ BAS= W25 S30 W8 S26 FOP= S8 E35 N8W35$ E35 N26 W2 N30$.

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	0190	FPLC PF	0	100	0	0	2.00	UT	1,200.00	1,200.00	100	0	0	3	100	2,400	
2	0294	SHED WOOD/	0	100	12	12	1.00	UT	0.00	0.00	100	0	0	3	100	200	
3	0020	BARN,FR	0	100	20	30	1.00	UT	0.00	0.00	100	0	0	3	100	150	

LAND DESCRIPTION

TOTAL OB/XF 2,750

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	5600	A	TIMBER 3	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	281.00	281.00	10,959							
2	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	3,500							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	136,500							

REVIEW DATE 08/24/2017 BY BC Total Acres: 40.00 Total Land Value: 14,459 Market: 136,500 Agricultural: 10,959 Common: 3,500 PRINTED 11/18/2025 BY SYS