

(AKA PART OF LOT 11 & PART OF LOT 12)
TRACT UNREC)
COMM SE COR OF SEC, RUN N 37.53

FICKLIN KELTON/FICKLIN JOYCE J KENNEDY
184 SW TALL PINE CT
LAKE CITY, FL 32024

2026

24-4S-15-00384-016



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM	MKT AREA	02

NEIGHBORHOOD/LOC 24415.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,347	100		1,347	118,147
FCP	180	25		45	3,947
FOP	68	30		20	1,754
FST	70	55		38	3,333
UOP	210	20		42	3,684

TOTALS 1,875 1,492 130,864

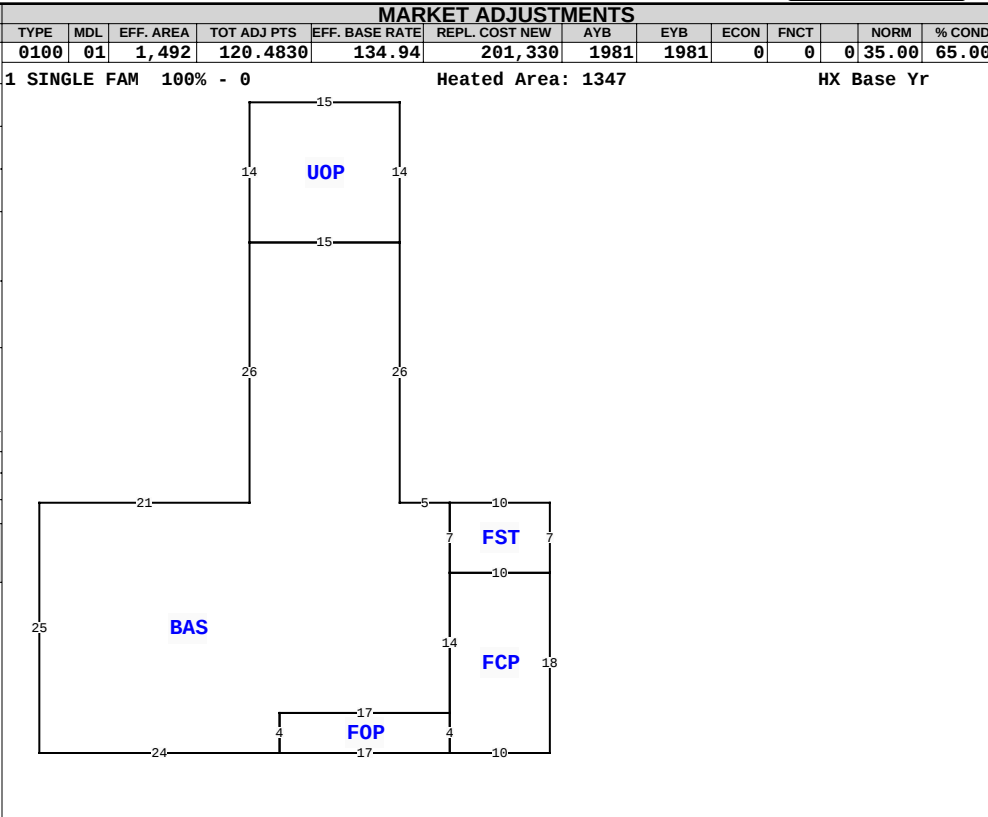
EXTRA FEATURES

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
1	0294	SHED WOOD/	0	100	12	16	192.00	UT	2.00	2.00	100	1993	1993	3	100	384	
2	0166	CONC, PAVMT	0	100	14	17	238.00	UT	1.50	1.50	100	1993	1993	3	100	357	
3	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	100	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	0100	C	SFR	100	

REVIEW DATE 05/13/2025 BY KS



184 SW TALL PINE CT, LAKE CITY

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			02/25/2022	MLU	

TOTAL OB/XF 841

	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	L VA
	A-1	0.00	0.00	0.83	AC		1.00	1.00	1.00	15,000.00	15,000.00	

Total Acres: 0.83 Total Land Value: 12,450 Market: 0 Agricultural: 0 Common: 12,450

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VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		130,864
TOTAL MARKET OB/XF VALUE		841
TOTAL LAND VALUE - MARKET		12,450
TOTAL MARKET VALUE		144,155
SOH/AGL Deduction		74,078
ASSESSED VALUE		70,077
TOTAL EXEMPTION VALUE	HX HB	45,077
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		144,155
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		144,155

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052474	Remodel	6,000	03/03/2025

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

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W5 N26 UOP= N14 W15 S14 E15\$ W15 S26 W21 S25E24 FOP= E17 N4 W17 S4\$ N4 E17 FCP= S4 E10 N18 W10 S14\$ N14 FST= E10 N7 W10 S7\$ N7\$.

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