COMM NW COR OF SE1/4 OF SW1/4 OF
RUN S 1220.31 FT FOR POB, CONT S
COR OF NE1/4 OF NW1/4 OF SEC 32-

HICKS THOMAS E JR REVOCABLE TRUST
2922 SW COUNTY ROAD 349
LAKE CITY, FL 32024

2026

32-5S-17-09475-002

BUILDING CHARACTERISTICS

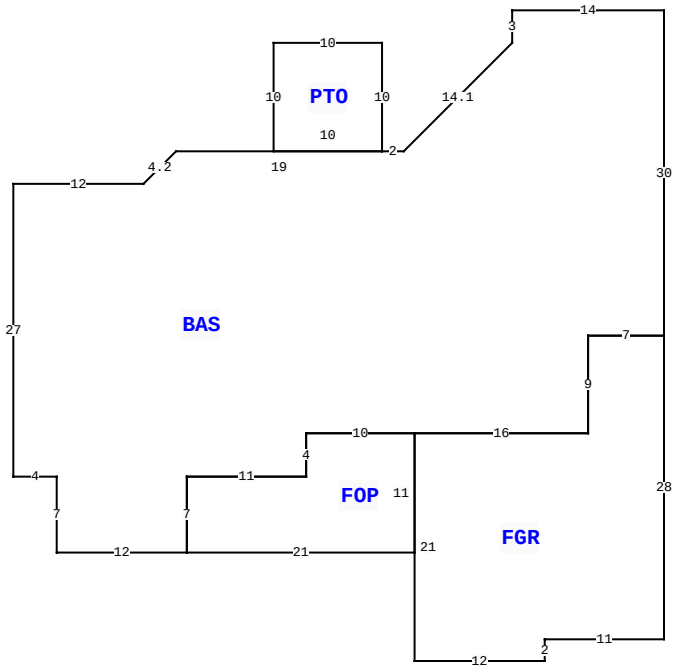
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	32517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,881	100		1,881	176,104
FGR	524	55		288	26,963
FOP	187	30		56	5,243
PTO	100	5		5	468
TOTALS	2,692			2,230	208,778

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,230	111.4530	124.83	278,371	2000	2000	0	0	0	25.00	75.00

1 SINGLE FAM 0% - 0 Heated Area: 1881 HX Base Yr



325 SW HICKS CT, LAKE CITY

BLD DATE		LGL DATE	04/07/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0	0	0	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
2	0166	CONC,PAVMT	0	0	0	0	511.00	UT	1.50	1.50	100	2000	2000	3	100	767	
3	0294	SHED WOOD/	0	0	12	16	192.00	UT	3.50	3.50	100	2000	2000	3	100	672	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	208,778
TOTAL MARKET OB/XF VALUE	2,639
TOTAL LAND VALUE - MARKET	95,095
TOTAL MARKET VALUE	223,440
SOH/AGL Deduction	0
ASSESSED VALUE	223,440
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	223,440
TOTAL JUST VALUE	306,512
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	309,296

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17281	SFR	295	08/02/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1398/0513	11/05/2019	WD	U	V	11	100
GRANTOR: THOMAS EVERETT HICKS						
GRANTEE: THOMAS EVERETT HICK						
1007/1407	2/16/2004	WD	Q	I	06	125,000
GRANTOR: THOMAS E III & TRACY						
GRANTEE: THOMAS E HICKS JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S3 D10 L10 W2 PTO= N10 W10 S10 E10$ W19 D3 L3 W12 S27 E4 S7 E12 FOP= E21 N11 W10 S4 W11 S7$ N7 E11 N4 E10 FGR= S21 E12 N2 E11 N28 W7 S9 W16$ E16 N9 E7 N30$.

LAND DESCRIPTION

TOTAL OB/XF 2,639

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	0100	C	SFR	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	6200	A	PASTURE 3	0			0.00	0.00	9.01	AC		1.00	1.00	1.00	280.00	280.00	2,523							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	9.01	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,595							

REVIEW DATE 09/20/2017 BY DF Total Acres: 10.01 Total Land Value: 12,023 Market: 85,595 Agricultural: 2,523 Common: 9,500 PRINTED 11/20/2025 BY SYS