W1/2 OF S3/4 OF NE1/4 OF NE1/4
AS LIES N OF SR-241. WD 1325-
101, WD 1332-2453,

DICKS ALVIN LEONARD/DICKS JANICE MARILYN
2258 SE FAMILY RD
LULU, FL 32061

2026

34-4S-18-10544-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

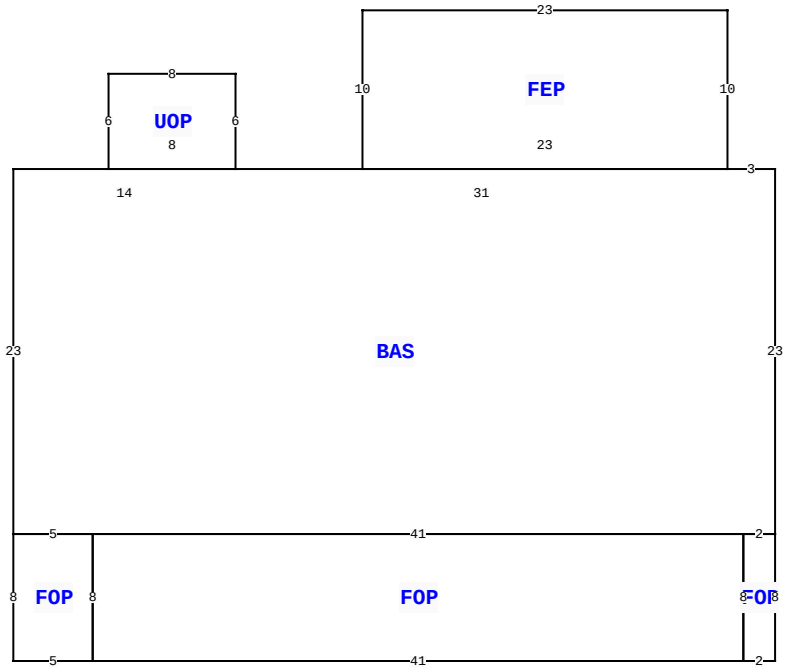
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	1418.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100		1,104	66,155
FEP	230	85		196	11,745
FOP	16	35		6	360
FOP	40	35		14	839
FOP	328	35		115	6,891
UOP	48	25		12	719
TOTALS	1,766			1,447	86,708

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,447	115.9000	108.95	157,651	1995	1995	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 1104 HX Base Yr



455 SE COUNTY ROAD 241 , LULU

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	86,708
TOTAL MARKET OB/XF VALUE	7,950
TOTAL LAND VALUE - MARKET	6,000
TOTAL MARKET VALUE	100,658
SOH/AGL Deduction	30,249
ASSESSED VALUE	70,409
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	70,409
TOTAL JUST VALUE	100,658
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	100,658

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1332/2453	3/15/2017	WD	U	I	35	30,000
GRANTOR: BETTY J PATOW						
GRANTEE: ALVIN LEONARD DICKS						
1325/0101	11/02/2016	WD	U	I	17	50,000
GRANTOR: ROLAND GILLEN & AL CR						
GRANTEE: BETTY J PATOW						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 FEP= N10 W23 S10 E23$ W31 UOP= N6 W8 S6 E8$ W14 S23 FOP= S8 E5 N8 W5$ E5 FOP= S8 E41 N8 W41$ E41 FOP= S8 E2 N8 W2$ E2 N23$.

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	0296	SHED METAL	0	0	8	8	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,950

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	6,000							

REVIEW DATE 10/02/2015 BY DF Total Acres: 0.19 Total Land Value: 6,000 Market: 0 Agricultural: 0 Common: 6,000 PRINTED 11/20/2025 BY SYS