COMM NW COR OF SEC, S 1195.49 FT
E 802.19 FT, S 78 DEG E 293.33 F
OF CR-245, NE ALONG R/W 278.28 F

DICKS ROBERT R
7402 SE COUNTY RD 245
LAKE CITY, FL 32025

2027

01-5S-17-09060-000

BUILDING CHARACTERISTICS

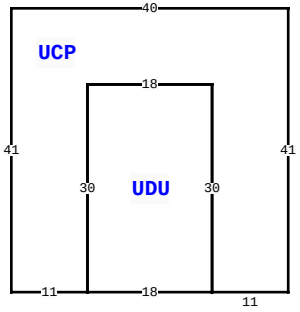
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1517.00	1.00/

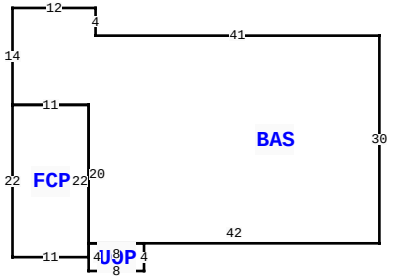
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,418	100		1,418	112,604
FCP	242	25		60	4,765
UCP	1,100	20		220	17,470
UDU	540	55		297	23,585
UOP	32	20		6	476
TOTALS	3,332			2,001	158,900

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,001	111.0650	122.17	244,462	1965	1965	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2021 Heated Area: 1418 HX Base Yr





7292 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	158,900
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	36,800
TOTAL MARKET VALUE	195,700
SOH/AGL Deduction	0
ASSESSED VALUE	195,700
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	195,700
TOTAL JUST VALUE	195,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	198,588

XFOB:3:1: CRANBROOK MH RENTAL MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10304	M H	125	10/11/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/2397	7/03/2018	LE	U	I	14	100

GRANTOR: CLARA F DICKS (LE)

GRANTEE: ROBERT R DICKS (RMD

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 N4 W12 PTR= W20 N15 UDU= N30 W18 S30 E18$ UCP= E11 N41 W40 S41 E11 N30 E18 S30$ E20 S15$ S14 FCP= S22 E11 N22 W11$ E11 S20 UOP= S4 E8 N4 W8$ E42 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

LAND DESCRIPTION

TOTAL OB/XF 0

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		A-1	0.00	0.00	2.30	AC		1.00	1.00	1.00	16,000.00	16,000.00	36,800							

REVIEW DATE 07/17/2017 BY BC Total Acres: 2.30 Total Land Value: 36,800 Market: 0 Agricultural: 0 Common: 36,800 PRINTED 11/17/2026 BY SYS