COMM NW COR OF SEC, S 1195.49 FT
POB, CONT E 802.19 FT, SE 293.23
CR-245, SW ALONG ARC OF CURVE 72

DICKS DONNA KAY
7404 SE COUNTY ROAD 245
LAKE CITY, FL 32025

2027

01-5S-17-09060-001

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	5000	IMPROVED AG

MAP NUM | MKT AREA 02

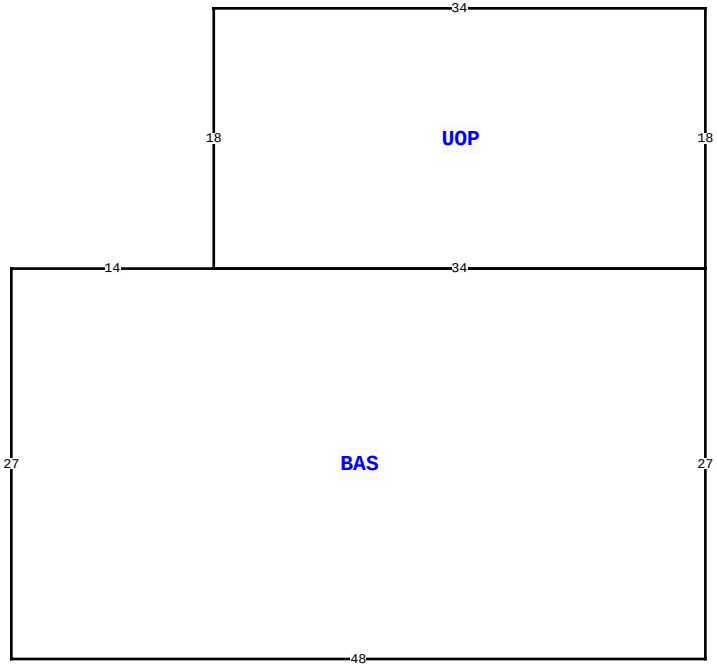
NEIGHBORHOOD/LOC 1517.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100		1,296	36,050
UOP	612	25		153	4,256
TOTALS	1,908			1,449	40,305

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,449	115.9000	69.54	100,763	1996	1995	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1996 Heated Area: 1296 HX Base Yr 1996



7404 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	100	
2	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		40,305
TOTAL MARKET OB/XF VALUE		3,100
TOTAL LAND VALUE - MARKET		147,630
TOTAL MARKET VALUE		56,030
SOH/AGL Deduction		21,939
ASSESSED VALUE		34,091
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		9,091
TOTAL JUST VALUE		191,035
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		191,035

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1577/337	9/08/2026	LE	U	I	14	100
GRANTOR: DICKS DONNA KAY (ENH						
GRANTEE: FEAGLE DIANA LYNN C						
1577/334	9/08/2026	WD	U	I	11	100
GRANTOR: DICKS DONNA KAY						
GRANTEE: DICKS DONNA KAY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 S27 E48 N27 UOP= N18 W34 S18 E34$ W34$.

LAND DESCRIPTION

TOTAL OB/XF 3,100

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	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	20.09	AC		1.00	1.00	1.00	280.00	280.00	5,625							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	20.09	AC		1.00	1.00	1.00	7,000.00	7,000.00	140,630							

REVIEW DATE 07/17/2017 BY BC Total Acres: 21.09 Total Land Value: 12,625 Market: 140,630 Agricultural: 5,625 Common: 7,000 PRINTED 11/17/2026 BY SYS