COMM SE COR, RUN W 1277.25 FT TO N 669.25 FT FOR POB, CONT N 330. FT, S 389.93 FT, W 720.60 FT, N

BAKER HANNA B
14489 S US HIGHWAY 441
LAKE CITY, FL 32024

2027

03-6S-17-09585-002

BUILDING CHARACTERISTICS

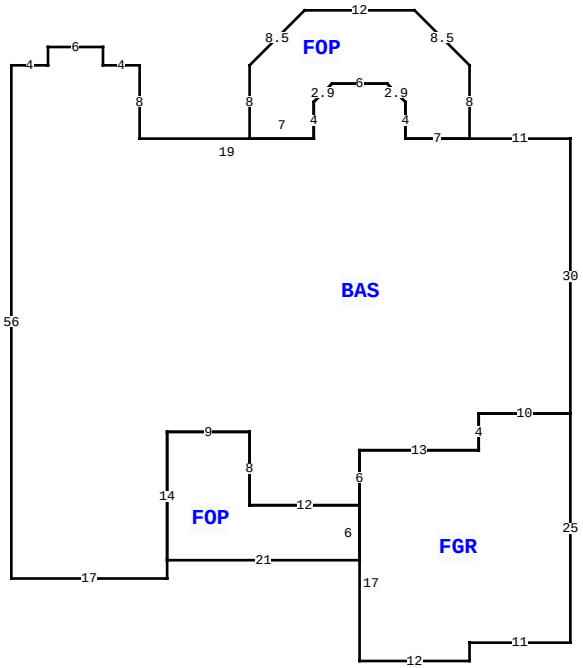
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	3617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,506	100		2,506	214,187
FGR	547	55		301	25,726
FOP	198	30		59	5,042
FOP	244	30		73	6,239
TOTALS	3,495			2,939	251,196

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,939	109.4400	120.38	353,797	2006	2006	0	0	10	19.00	71.00

1 SINGLE FAM 100% - 2023 Heated Area: 2506 HX Base Yr 2023



14489 S US HIGHWAY 441 , LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	251,196
TOTAL MARKET OB/XF VALUE	2,262
TOTAL LAND VALUE - MARKET	117,590
TOTAL MARKET VALUE	267,171
SOH/AGL Deduction	0
ASSESSED VALUE	267,171
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	215,760
TOTAL JUST VALUE	371,048
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	375,617

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054780	Roof Replacement	27,000	01/06/2026
24404	SFR	713	04/19/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/2716	10/10/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT (BAKER						
GRANTEE: BAKER HANNA B						
1420/0541	6/24/2020	WD	U	I	11	100
GRANTOR: STEVEN SCOTT BAKER						
GRANTEE: AMY P BAKER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W11 FOP= N8 L6 U6 W12 D6 L6 S8 E7 N4 R2 U2 E6 D2 R2 S4 E7$ W7 N4 L2 U2 W6 D2 L2 S4 W19 N8 W4 N2 W6 S2 W4 S56 E17 N2 FOP= E21 N6 W12 N8 W9 S14$ N14 E9 S8 E12 FGR= S17 E12 N2 E11 N25 W10 S4 W13 S6$ N6 E13 N4 E10 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
1	0166	CONC,PAVMT	0	100	0	0	754.00	UT	3.00	3.00	100	2006	2006	3	100	2,262	

TOTAL OB/XF 2,262

LAND DESCRIPTION

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	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.69	AC		1.00	1.00	1.00	280.00	280.00	2,713							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.69	AC		1.00	1.00	1.00	11,000.00	11,000.00	106,590							

REVIEW DATE 09/26/2017 BY BC Total Acres: 10.69 Total Land Value: 13,713 Market: 106,590 Agricultural: 2,713 Common: 11,000 PRINTED 11/17/2026 BY SYS