

COMM NE COR OF NE1/4, S 1322.13
 FT,W 1497.76 FT, S 201.02 FT TO
 S 74 DEG E 847.54 FT FOR POB, S

DICKS LESTER ALEXANDER
 2078 SW COUNTY ROAD 240
 LAKE CITY, FL 32024

2026

08-5S-17-09165-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	06	VINYL ASB	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architactual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	03	03	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	8517.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,450	100	
FCP	340	25	
FOP	152	30	
FOP	184	30	
FST	300	55	
TOTALS	2,426		1,801

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026		Heated Area: 1450					HX Base Yr 2026	



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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		95,337	
TOTAL MARKET OB/XF VALUE		3,100	
TOTAL LAND VALUE - MARKET		159,670	
TOTAL MARKET VALUE		111,544	
SOH/AGL Deduction		0	
ASSESSED VALUE		111,544	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		60,133	
TOTAL JUST VALUE		258,107	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		857,738	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047510	Electrical Servic	0	06/21/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1545/1087	7/18/2025	QC	U	I	11	100
GRANTOR: DICKS DREW WAYNE						
GRANTEE: DICKS LESTER ALEXAN						
1237/2085	7/02/2012	LE	U	I	11	100
GRANTOR: DREW WAYNE DICKS (RES						
GRANTEE: BENJAMIN DANIEL & L						

EXTRA FEATURES																
L N	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	0020	BARN,FR	0	100	50	70	1.00	UT	0.00	100	0	0	3	100	800	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2017	2017	3	100	1,200	
3	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	500	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	300	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2017	2017	3	100	300	

BUILDING NOTES	

BUILDING DIMENSIONS
 BAS= W35 FOP= N8 W23 S8 E23\$W15FST= W20 S15 E20 N15 \$ S15FCP= W20 S17 E20 N17\$ S14 FOP= S8 E19 N8 W19\$ E50 N29\$.

LAND DESCRIPTION																	TOTAL OB/XF							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	9530	C	POND	100					1.00	AC		1.00	1.00	1.00	0.00	0.00	0							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	21.81	AC		1.00	1.00	1.00	280.00	280.00	6,107							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	21.81	AC		1.00	1.00	1.00	7,000.00	7,000.00	152,670							