

BEG AT NE COR OF SW1/4 OF SEC RU  
TO N R/W OF C R 240, WEST ALONG  
FT, N 524.15 FT, E 524.50 FT TO

DICKS PROPERTIES LLC  
922 SW JIM WITT RD  
LAKE CITY, FL 32025

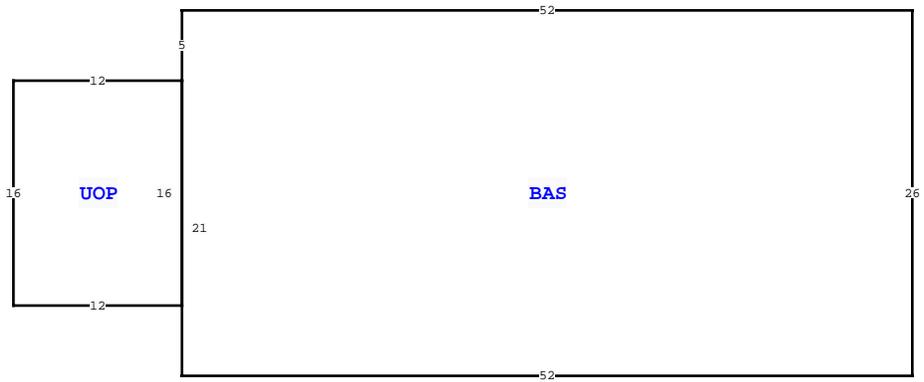
2026

09-5S-17-09170-011



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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
Architectural	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	02
NEIGHBORHOOD/LOC	9517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,352	100	
UOP	192	25	
TOTALS	1,544		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,400	117.9000	113.18	158,452	1998	1998	0	0	45.00	55.00
1 MANUF 1 0% - 2023 Heated Area: 1352 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			87,149
TOTAL MARKET OB/XF VALUE			13,465
TOTAL LAND VALUE - MARKET			74,230
TOTAL MARKET VALUE			174,844
SOH/AGL Deduction			3,350
ASSESSED VALUE			171,494
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			171,494
TOTAL JUST VALUE			174,844
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			155,904

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1460/108	2/18/2022	WD	Q	I	01	75,000
GRANTOR: JACKSON SAM KEEN JR						
GRANTEE: DICKS PROPERTIES LL						
1292/1719	1/22/2015	QC	U	I	11	100
GRANTOR: SAM KEEN JACKSON JR &						
GRANTEE: SAM KEEN JACKSON JR						

EXTRA FEATURES		1327 SW COUNTY ROAD 240, LAKE CITY															
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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0166	CONC, PAVMT	0	0	15	18	270.00	UT	2.00	2.00	100	2012	2012	3	100	540	
3	0296	SHED METAL	0	0	18	25	450.00	UT	10.50	10.50	100	2012	2012	3	100	4,725	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W52 S5 UOP= W12 S16 E12 N16\$ S21 E52 N26\$.											

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	0			0.00	0.00	5.71	AC		1.00	1.00	1.00	13,000.00	13,000.00	74,230							