

COMM SW COR OF NE1/4 OF SW1/4, N  
R/W OF CR-240 & POB, W 129.90 FT  
CURVE, W ALONG CURVE 550.37 FT N

DICKS KYLE C  
4458 S US HIGHWAY 441  
LAKE CITY, FL 32025

**2026**

10-5S-17-09182-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.100	
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10517.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,323	100	2024
FCP	550	25	2024
FGR	698	55	2024
FGR	2,400	55	2025
FOP	201	30	2024
FOP	220	30	2024
FOP	516	30	2024
FOP	600	30	2025
TOTALS	8,508		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	100%	- 2025									
Heated Area: 3323 HX Base Yr 2025												

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		591,262	
TOTAL MARKET OB/XF VALUE		1,380	
TOTAL LAND VALUE - MARKET		160,080	
TOTAL MARKET VALUE		613,762	
SOH/AGL Deduction		125,924	
ASSESSED VALUE		487,838	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		436,427	
TOTAL JUST VALUE		752,722	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		809,191	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049092	Storage Building	245,500	01/26/2024
000047173	Electrical Servic	0	05/09/2023
000045048	Remodel	450,000	07/26/2022
000044230	Electrical Servic	0	04/21/2022
000041457	New Residential C	645,000	05/13/2021
41457	SFR		03/04/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / V	RSN CD	SALE PRICE
1423/2646	10/21/2020	LE U	U	V	14	100
GRANTOR: N TERRY DICKS & KYLE						
GRANTEE: KYLE C DICKS (LIFE)						
1419/0793	8/31/2020	LE U	U	V	14	100
GRANTOR: N TERRY DICKS & KYLE						
GRANTEE: KYLE C DICKS (LIFE)						

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	0166	CONC, PAVMT	0	100	0	460.00	UT	3.00	3.00	100	2024	2023		100	1,380	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES	
BAS=[YR=2024;ORIG=70,10] W7 S12 W43 N12 W17 S20 W3 S14 E3 S4 W2 S11 E5 S2 E10 S2 E14 N7 E8 S7 E7 S14 E11 S2 E14 N35 W3 N22 E3 N12 \$	
FGR=[YR=2025;ORIG=-55,17] E48 S50 W48 N50 \$	
FGR=[YR=2024;ORIG=92,54] W22 S32 E16 N1 E6 N31 \$	
FOP=[YR=2025;ORIG=-67,17] E12 S50 W12 N50 \$	
FCP=[YR=2024;ORIG=67,22] E25 S22 W25 N22 \$	
FOP=[YR=2024;ORIG=20,10] E43 S12 W43 N12 \$	
FOP=[YR=2024;ORIG=70,44] E22 S10 W22 N10 \$	
FOP=[YR=2024;ORIG=45,63] W7 N7 W8 S7 W14 S5 E29 N5 \$	

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	0100	C	SFR	100					2.01	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,080							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	18.00	AC		1.00	1.00	1.00	280.00	280.00	5,040							
3	9910	M	MKT. VAL. AG	0		00	0.00	0.00	18.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	144,000							