

COMM NW COR OF SW1/4 OF SE1/4,  
 RUN S 724.85 FT FOR POB, RUN E  
 245.81 FT, S 244.64 FT TO W

DAWSEY FREDERICK A/DAWSEY DEBBIE L  
 841 SE ROSSI DRIVE  
 LAKE CITY, FL 32025

**2026**

12-4S-17-08332-041  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																	
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 13,942 TOTAL MARKET VALUE 13,942 SOH/AGL Deduction 906 ASSESSED VALUE 13,036 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 13,036 TOTAL JUST VALUE 13,942 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 13,942																			
																				PERMIT NUM DESCRIPTION AMT ISSUED																			
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 0520/0437 8/01/1983 WD Q V CD 5,000 GRANTOR: GRANTEE: 0425/0125 4/01/1979 03 Q V CD 4,400 GRANTOR: GRANTEE:																			
DOR CODE 0000 VACANT										BLD DATE										LGL DATE																			
MAP NUM										XF DATE										LAND DATE 04/29/2025 MLU																			
NEIGHBORHOOD/LOC 12417.010 1.00/										INC DATE										AG DATE																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
																				TOTALS																			
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																							
																	BUILDING NOTES																						
																	BUILDING DIMENSIONS																						
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	0000	C	VAC RES	0		A-1	0.00	0.00	1.69	AC		1.00	1.00	0.75	11,000.00	8,250.00	13,942																						
REVIEW DATE 04/29/2025 BY MLU Total Acres: 1.69 Total Land Value: 13,942 Market: 0 Agricultural: 0 Common: 13,942 PRINTED 03/24/2026 BY SYS																																							