

COMM NW COR OF SE1/4 OF NE1/4, R  
 FT FOR POB, CONT E 150 FT, S 915  
 R/W CR-240, W 150.21 FT, N 904.4

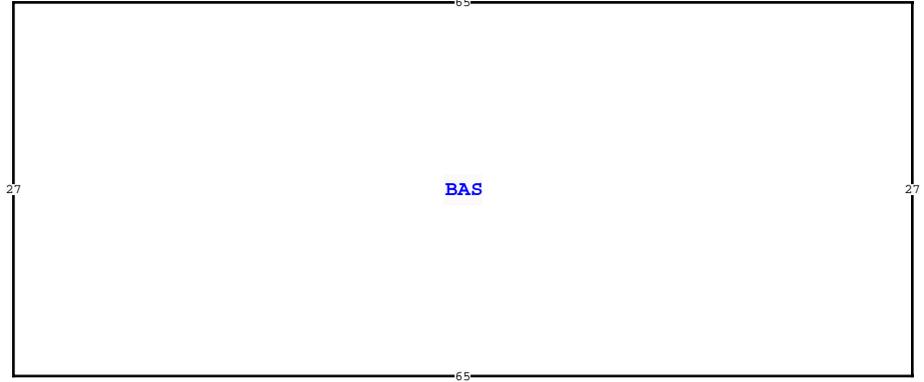
RICKETSON AURTHERENE P  
 3971 SW COUNTY ROAD 240  
 LAKE CITY, FL 32024-4921

**2026**

12-5S-16-03597-002  


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	03 BELOW AVG. 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	04 PLYWOOD 100
Interior Floo	14 CARPET 90
Interior Floo	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
Architctual	01 CONV 100
Units	0 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100% - 2003									
			Heated Area: 1755				HX Base Yr 2003				



Quality	01 01				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	12516.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,755	100		1,755	27,736
TOTALS	1,755			1,755	27,736

3971 SW COUNTY ROAD 240 , LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	27,736		
TOTAL MARKET OB/XF VALUE	8,600		
TOTAL LAND VALUE - MARKET	34,650		
TOTAL MARKET VALUE	70,986		
SOH/AGL Deduction	36,900		
ASSESSED VALUE	34,086		
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE	9,086		
TOTAL JUST VALUE	70,986		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	58,634		
SALE:1:1: QC BACK TO PREVIOUS OWNER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053366	Electrical Servic		06/12/2025
19646	M H	125	06/13/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0940/0845	11/20/2001	WD	Q	V		11,500
GRANTOR: ZONDERS						
GRANTEE: RICKETSON						
0865/0670	7/21/1998	QC	Q	V	01	0
GRANTOR: SHEWMAKER						
GRANTEE: ZONDERS						

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	0080	DECKING	0	100	0	0		1.00	UT 200.00	50	2009	2009	3	50	100	
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	100	
3	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
4	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	2014	2014	3	100	1,200	
5	0261	PRCH, UOP	0	100	0	0		1.00	UT 0.00	100	2014	2014	3	100	200	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2026	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W65 S27 E65 N27\$.											

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			0.00	0.00	3.15	AC		1.00	1.00	1.00	11,000.00	11,000.00	34,650							