COMM SE COR OF SE1/4 OF NW1/4, W
FOR POB, CONT W 760.68 FT, N 388
1286.81 FT TO E R/W OF SE CR-245

DICKS HARRY G/DICKS PATRICIA A
1676 SE FAMILY RD
LULU, FL 32061

2026

13-5S-17-09223-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	13517.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

9775 SE COUNTY ROAD 245 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/17/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	10,000
TOTAL LAND VALUE - MARKET	552,000
TOTAL MARKET VALUE	39,112
SOH/AGL Deduction	3,410
ASSESSED VALUE	35,702
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,702
TOTAL JUST VALUE	562,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	562,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18566	M H	125	08/01/2001
14733	M H	125	11/16/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1361/1524	6/02/2018	WD	U	I	30	80,000
GRANTOR: STEPHEN MICHAEL DICKS						
GRANTEE: HARRY G & PATRICIA						
1358/1103	4/24/2018	WD	U	V	30	12,000
GRANTOR: STEPHEN MICHAEL DICKS						
GRANTEE: HARRY G & PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 10,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	6200	A	PASTURE 3	0		A-1	0.00	0.00	102.90	AC		1.00	1.00	1.00	280.00	280.00	28,812							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	7.50	AC		1.00	1.00	1.00	40.00	40.00	300							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	110.40	AC		1.00	1.00	1.00	5,000.00	5,000.00	552,000							

REVIEW DATE 08/01/2017 BY DF Total Acres: 110.40 Total Land Value: 29,112 Market: 552,000 Agricultural: 29,112 Common: 0 PRINTED 06/08/2026 BY SYS