BEG AT NW COR LOT 7 BLOCK 10 MAS
E 344.85 FT, S 270.07 FT, W 50.0
FT, W 295.05 FT TO E R/W LINE US

HOWARD RONALD J/HOWARD VIRGINIA H
11085 S US HWY 441
LAKE CITY, FL 32025

**2027**

**22-5S-17-09328-008**

## BUILDING CHARACTERISTICS

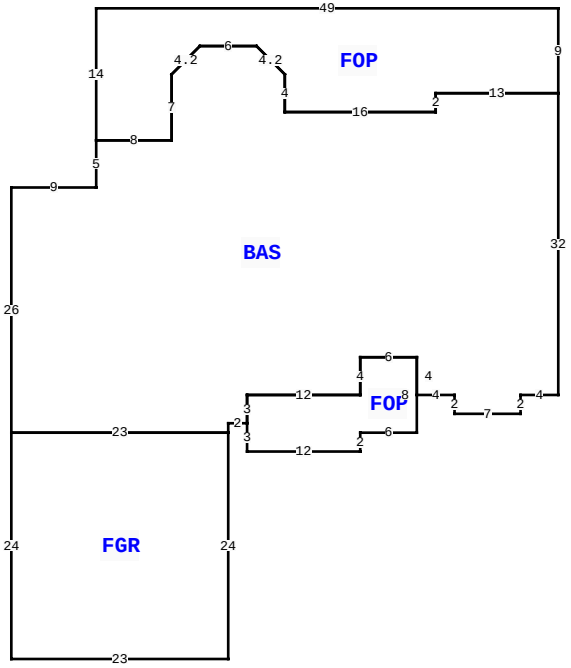
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 32 | HARDIE BRD 80 |
| Exterior Wall | 19 | COMMON BRK 20 |
| Roof Structur | 08 | IRREGULAR 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 15 | HARDTILE 20 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Quality | 07 | 07 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 02 |
| NEIGHBORHOOD/LOC | 22517.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,833 | 100 | | 1,833 | 206,340 |
| FGR | 552 | 55 | | 304 | 34,221 |
| FOP | 120 | 30 | | 36 | 4,052 |
| FOP | 462 | 30 | | 139 | 15,647 |
| TOTALS | 2,967 | | | 2,312 | 260,261 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,312 | 124.7994 | 137.28 | 317,391 | 2007 | 2007 | 0 | 0 | 0 | 18.00 | 82.00 |

1 SINGLE FAM 100% - 2015 Heated Area: 1833 HX Base Yr 2015




11085 S US HIGHWAY 441 , LAKE CITY

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

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 260,261 |
| TOTAL MARKET OB/XF VALUE | | 29,880 |
| TOTAL LAND VALUE - MARKET | | 45,505 |
| TOTAL MARKET VALUE | | 335,646 |
| SOH/AGL Deduction | | 83,436 |
| ASSESSED VALUE | | 252,210 |
| TOTAL EXEMPTION VALUE | HX HB WR | 56,411 |
| BASE TAXABLE VALUE | | 195,799 |
| TOTAL JUST VALUE | | 335,646 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 340,385 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000047252 | Roof Replacement | 22,800 | 05/17/2023 |
| 32956 | STORAGE | 228 | 05/08/2015 |
| 25661 | SFR | 550 | 03/27/2007 |
| 24144 | POOL | 100 | 02/16/2006 |
| 23991 | SFR | 472 | 12/28/2005 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1428/934 | 1/12/2021 | TD | U | V | 18 | 1,500 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: HOWARD RONALD J | | | | | | |
| 1279/1365 | 8/07/2014 | WD | Q | I | 05 | 227,500 |
| GRANTOR: JOSEPH P & KATHLEEN J | | | | | | |
| GRANTEE: RONALD J & VIRGINIA | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= N32 FOP= N9 W49 S14 E8 N7 U3 R3 E6 R3 D3 S4 E16 N2 E13$ W13 S2 W16 N4 U3 L3 W6 L3 D3 S7 W8 S5 W9 S26 FGR= S24 E23 N24 W23$ E23 N1 E2 FOP= S3 E12 N2 E6 N8 W6 S4 W12 S3$ N3 E12 N4 E6 S4 E4 S2 E7 N2 E4 $.

## 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 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 0 | 2,304.00 | UT | 3.00 | 3.00 | 100 | 2007 | 2007 | 3 | 100 | 6,912 | |
| 2 | 0030 | BARN,MT | 0 | 0 | 44 | 58 | 2,552.00 | UT | 9.00 | 9.00 | 100 | 2015 | 2015 | 3 | 100 | 22,968 | |

## LAND DESCRIPTION

TOTAL OB/XF 29,880

| 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 | 0100 | C | SFR | 100 | | | 0.00 | 0.00 | 3.38 | AC | | 1.00 | 1.00 | 1.00 | 12,500.00 | 12,500.00 | 42,250 | | | | | | | |
| 2 | 0000 | C | VAC RES | 0 | | A-1 | 0.00 | 0.00 | 0.14 | AC | | 1.00 | 1.00 | 1.86 | 12,500.00 | 23,250.00 | 3,255 | | | | | | | |

REVIEW DATE 06/20/2023 BY jerry Total Acres: 3.52 Total Land Value: 45,505 Market: 0 Agricultural: 0 Common: 45,505 PRINTED 11/17/2026 BY SYS