COMM NE COR OF SE1/4, RUN S ALON
FT TO SE COR OF NE1/4 OF SE1/4,
LINE 96.67 FT FOR POB, CONT W 57

HICKS WILLIAM O/HICKS JACKLYN KRIS
1105 SW DYAL AVE
LAKE CITY, FL 32024-4568

2027

27-4S-16-03213-000

BUILDING CHARACTERISTICS

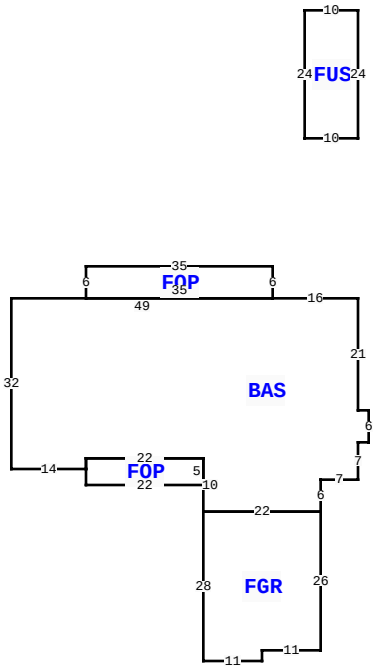
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	21	STONE 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	06	CUST PANEL 10
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	27416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,238	100		2,238	241,568
FGR	594	55		327	35,296
FOP	110	30		33	3,562
FOP	210	30		63	6,800
FUS	240	100		240	25,906
TOTALS	3,392			2,901	313,132

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,901	116.2656	127.89	371,009	1998	2012	0	0	0	15.60	84.40

1 SINGLE FAM 100% - 2017 Heated Area: 2478 HX Base Yr 2017



1105 SW DYAL AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/04/2026 MLU
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		313,132
TOTAL MARKET OB/XF VALUE		23,314
TOTAL LAND VALUE - MARKET		63,070
TOTAL MARKET VALUE		399,516
SOH/AGL Deduction		157,470
ASSESSED VALUE		242,046
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		185,635
TOTAL JUST VALUE		399,516
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		405,220

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30673	REMODEL	0	12/18/2012
14299	GARAGE	30	07/22/1998
12715	SFR	340	06/30/1997
8526	M H	125	06/24/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1528/2627	12/04/2024	LE	U	I	14	100
GRANTOR: HICKS WILLIAM O						
GRANTEE: HICKS WILLIAM O (EN						
1309/1353	2/10/2016	WD	Q	I	01	275,000
GRANTOR: WALTER E RUSSELL						
GRANTEE: WILLIAM O & JACKLYN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FOP= N6 W35 S6 E35$W49 S32 E14 FOP= S3 E22 N5 W22 S2$ N2 E22 S10 FGR= S28 E11 N2 E11 N26 W22$ E22 N6 E7 N7 E2 N6 W2 N21$ PTR= N30 FUS= N24 W10 S24 E10$ S30$.

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	27	48	1,296.00	UT	1.50	1.50	100	1998	1998	3	100	1,944	
2	0260	PAVEMENT-A	0	100	12	357	4,284.00	UT	0.60	0.60	100	1998	1998	3	100	2,570	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	2,500	
4	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	1998	1998	3	100	15,000	
5	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	500	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	400	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 23,314

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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	9900	C	AC NON-AG	100		A-1	0.00	0.00	21.95	AC		1.00	1.00	0.40	6,500.00	2,600.00	57,070							

REVIEW DATE 07/15/2019 BY KR Total Acres: 22.95 Total Land Value: 63,070 Market: 0 Agricultural: 0 Common: 63,070 PRINTED 11/17/2026 BY SYS