COMM NE COR SEC 33, RUN W ALONG
TO W R/W US-41, SE ALONG R/W 251
RUN W 420 FT, SE 381.97 FT TO S

STAFFORD CHADWICK RICHARD
7044 S US HIGHWAY 441
LAKE CITY, FL 32025

2027

34-4S-17-08987-000

BUILDING CHARACTERISTICS

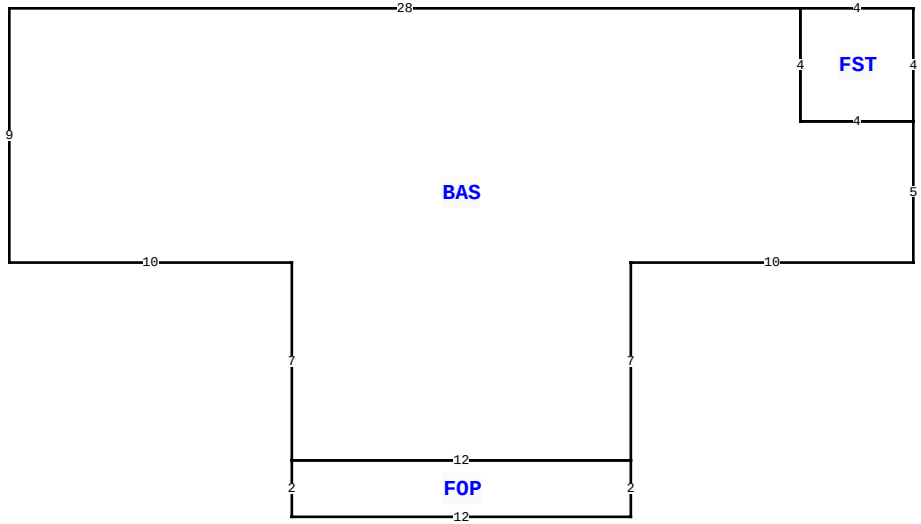
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	03	CONC FINSH 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		3 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	4817	WHSE STORAGE/OFFICE
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	356	100		356	9,406
FOP	24	30		7	185
FST	16	50		8	212
TOTALS	396			371	9,802

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	371	71.4000	52.84	19,604	1950	1950	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 2023 Heated Area: 356 HX Base Yr



7044 S US HIGHWAY 441 , LAKE CITY

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

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,060	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	9,100.00	9,100.00	60	0	0	3	60	5,460	
3	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	850	
4	0020	BARN,FR	0	0	27	27	729.00	UT	3.30	3.30	100	0	0	3	100	2,406	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	9,802
TOTAL MARKET OB/XF VALUE	11,776
TOTAL LAND VALUE - MARKET	54,688
TOTAL MARKET VALUE	76,266
SOH/AGL Deduction	0
ASSESSED VALUE	76,266
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	76,266
TOTAL JUST VALUE	76,266
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	76,266

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1470/2497	7/12/2022	WD	U	I	11	100
GRANTOR: PETTYJOHN BETTY CAROL						
GRANTEE: STAFFORD CHADWICK R						
1469/1558	6/21/2022	WD	U	I	11	100
GRANTOR: PETTYJOHN BETTY CAROL						
GRANTEE: STAFFORD CHADWICK R						

BUILDING NOTES

BUILDING DIMENSIONS

FST= W4 BAS= W28 S9 E10 S7FOP= S2 E12 N2 W12$ E12 N7 E10 N5 W4 N4$ S4 E4 N4$.

LAND DESCRIPTION

TOTAL OB/XF 11,776

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	4800	C	WAREHOUSE	0		A-1	0.00	0.00	3.50	AC		1.00	1.00	1.25	12,500.00	15,625.00	54,688							

REVIEW DATE 07/14/2017 BY BC Total Acres: 3.50 Total Land Value: 54,688 Market: 0 Agricultural: 0 Common: 54,688 PRINTED 11/17/2026 BY SYS