

BEG ON E R/W US-441 AT A PT 317
 INTERS S LINE OF NW1/4 & E R/W O
 RUN E 1572 FT, S 833 FT, W 1189

THE ARKY ROGERS LAND TRUST
 8355 S US HIGHWAY 441
 LAKE CITY, FL 32025

2026

34-4S-17-09023-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																														
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																																												
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 330,000 TOTAL MARKET VALUE 22,575 SOH/AGL Deduction 0 ASSESSED VALUE 22,575 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 22,575 TOTAL JUST VALUE 330,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 270,000																																														
DOR CODE 6200 PASTURE CLS33																				PERMIT NUM										DESCRIPTION										AMT										ISSUED																
MAP NUM																																																																		
NEIGHBORHOOD/LOC 34417.00 1.00/																																																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																																													
TOTALS																				BLD DATE										LGL DATE																																				
EXTRA FEATURES																				XF DATE										LAND DATE																																				
7199 S US HIGHWAY 441 , LAKE CITY																				INC DATE										AG DATE																																				
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																																																		
																	SALES DATA																																																	
																	OFF RECORD Number										DATE										TYPE INST										Q / V / RSN CD										SALE PRICE									
																	1172/1370										5/01/2009										WD U										I 37										96,000									
																	GRANTOR: MARC & SAM OTTINGER										GRANTEE: EVERETT W ROGERS &																																							
																	0856/2382										4/09/1998										WD Q										V 01										20,000									
																	GRANTOR: DOYLE OTTINGER & LAFA										GRANTEE: DOYLE OTTINGER																																							
																	BUILDING NOTES																																																	
																	BUILDING DIMENSIONS																																																	
LAND DESCRIPTION										TOTAL OB/XF										0																																														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	25.00	AC		1.00	1.00	1.00	280.00	280.00	7,000																																																	
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	35.00	AC		1.00	1.00	1.00	445.00	445.00	15,575																																																	
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	60.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	330,000																																																	
REVIEW DATE 05/07/2026 BY MLU Total Acres: 60.00 Total Land Value: 22,575 Market: 330,000 Agricultural: 22,575 Common: 0 PRINTED 06/19/2026 BY SYS																																																																		