

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																																							
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																																		
TOTALS																																							
EXTRA FEATURES										7199 S US HIGHWAY 441 , LAKE CITY																													
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																							
																	BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/07/2026 MLU																						
LAND DESCRIPTION										TOTAL OB/XF																													
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 05/08/2026 BY SYS									

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	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									