

LOT 44 TURKEY RUN S/D.
ORB WD 1004-1341, WD 1020-79, LE

CALDWELL HAMMOND DONALD JR/CALDWELL MURIEL M
420 SW PHILLIPS CIR
LAKE CITY, FL 32024

2025

03-4S-16-02739-244



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 70
Exterior Wall	19 COMMON BRK 30
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	15 HARDTILE 30
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
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

Quality	05	05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	06	

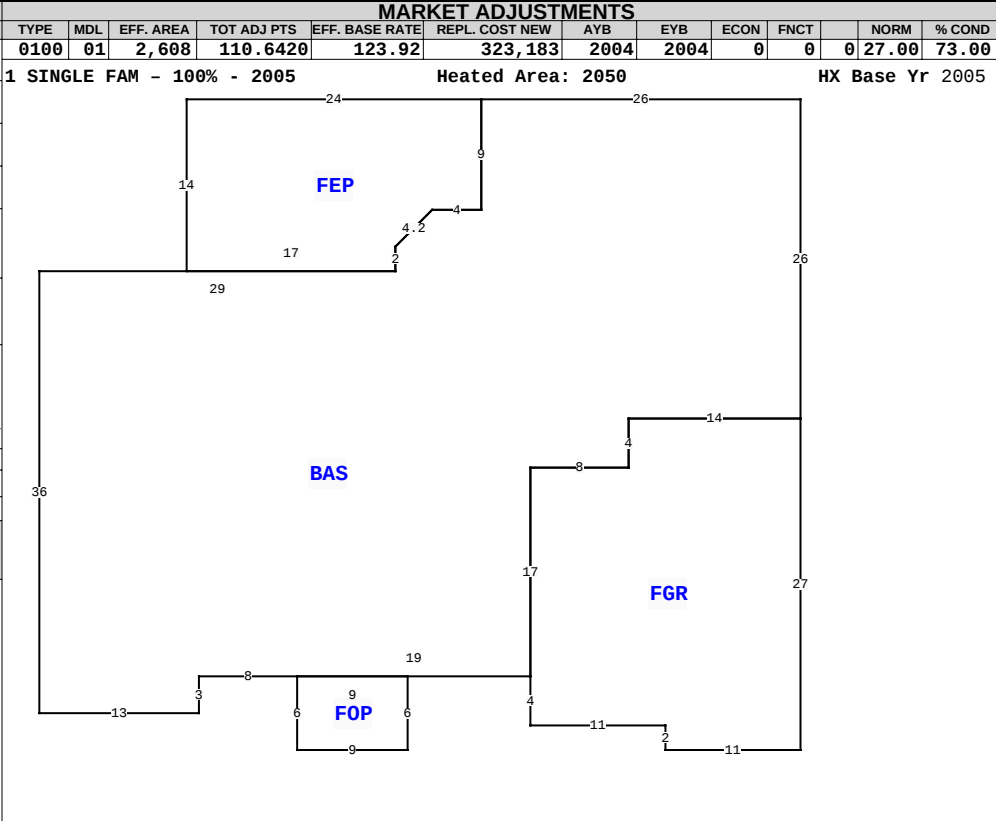
NEIGHBORHOOD/LOC	3416.00	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,050	100		2,050	185,446
FEP	306	80		245	22,163
FGR	540	55		297	26,867
FOP	54	30		16	1,448

TOTALS	2,950			2,608	235,924
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0210	GARAGE U	0 100	30	14	420.00	UT	14.00	14.00
2	0166	CONC, PAVMT	0 100	0	0	1,296.00	UT	2.00	2.00
3	0169	FENCE/WOOD	0 100	0	0	136.00	UT	15.00	15.00
4	0120	CLFENCE 4	0 100	0	0	120.00	UT	7.50	7.50
5	0263	PRCH, USP	0 100	0	0	1.00	UT	0.00	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00



420 SW PHILLIPS CIR, LAKE CITY

COLUMBIA COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					235,924				
TOTAL MARKET OB/XF VALUE					12,012				
TOTAL LAND VALUE - MARKET					35,000				
TOTAL MARKET VALUE					282,936				
SOH/AGL Deduction					99,253				
ASSESSED VALUE					183,683				
TOTAL EXEMPTION VALUE					HX HB SX 100,722				
BASE TAXABLE VALUE					82,961				
TOTAL JUST VALUE					282,936				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					267,271				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21380	SFR	609	12/23/2003

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1444/2469	8/12/2021	LE	U	I	14	100	
GRANTOR:							
GRANTEE:							
1020/0079	7/02/2004	WD	Q	I		176,000	
GRANTOR: STANLEY CRAWFORD CONS							
GRANTEE: DONALD JR & MURIEL							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W26 FEP= W24 S14 E17 N2 R3 U3 E4 N9\$ S9 W4 D3 L3 S2 W 29 S36 E13 N3 E8 FOP= S6 E9 N6 W9\$ E19 FGR= S4 E11 S2 E11 N27 W14 S4 W8 S17\$ N17 E8 N4 E14 N26\$.									