COMM SE COR OF LOT 1 WILSON PLAC
FT TO NE COR OF SAID LOT 1 & S R
ALONG R/W 256.25 FT, E STILL ALO

BROWN LYNWOOD L/PHILPOT RICHARD B & G LEANNE B REV
5207 SW COUNTY ROAD 24
LAKE CITY, FL 32024

**2026**

**11-5S-16-03567-000**

## COLUMBIA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 9901 | AC/XFOB | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 11516.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

### MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

5292 SW COUNTY ROAD 240 , LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 595 |
| TOTAL LAND VALUE - MARKET | 3,640 |
| TOTAL MARKET VALUE | 4,235 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 4,235 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 4,235 |
| TOTAL JUST VALUE | 4,235 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 4,235 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 20422 | M H | 125 | 02/17/2003 |
| 18803 | M H | 125 | 10/08/2001 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1358/1578 | 4/10/2018 | WD | U | I | 11 | 100 |
| GRANTOR: LEANNE B PHILPOT | | | | | | |
| GRANTEE: G LEANNE B PHILPOT | | | | | | |
| 1297/0674 | 6/30/2015 | WD | U | I | 30 | 100 |
| GRANTOR: W TRAVIS BROWN & KRIS | | | | | | |
| GRANTEE: LYNWOOD L BROWN & L | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

### 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 | 0213 | GRAIN BIN | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 100 | |
| 2 | 0040 | BARN,POLE | 0 | 0 | 22 | 30 | 660.00 | UT | 2.50 | 2.50 | 30 | 1993 | 1993 | 3 | 30 | 495 | |

### LAND DESCRIPTION

TOTAL OB/XF 595

| 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 | 9901 | C | AC/XFOB | 0 | | A-1 | 0.00 | 0.00 | 0.56 | AC | | 1.00 | 1.00 | 1.00 | 6,500.00 | 6,500.00 | 3,640 | | | | | | | |

REVIEW DATE 09/18/2019 BY BC Total Acres: 0.56 Total Land Value: 3,640 Market: 0 Agricultural: 0 Common: 3,640 PRINTED 11/19/2025 BY SYS