

COMM SE COR OF NE1/4 OF NW1/4, R
POB, RUN W 465.93 FT, N 306.97 F
140.87 FT, N 108.15 FT, E 652.72

CYPRESS MILL HOUSE, LLC
PO BOX 1733
LAKE CITY, FL 32056

2026

18-4S-17-08461-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	06	BD/BATTEN 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	12	HARDWOOD 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	07	07
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	06
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NEIGHBORHOOD/LOC	18417.00	1.00/
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,211	100		3,211	273,124
FGR	1,225	55		674	57,330
FOP	216	30		65	5,529
FOP	976	30		293	24,922

TOTALS	5,628			4,243	360,905
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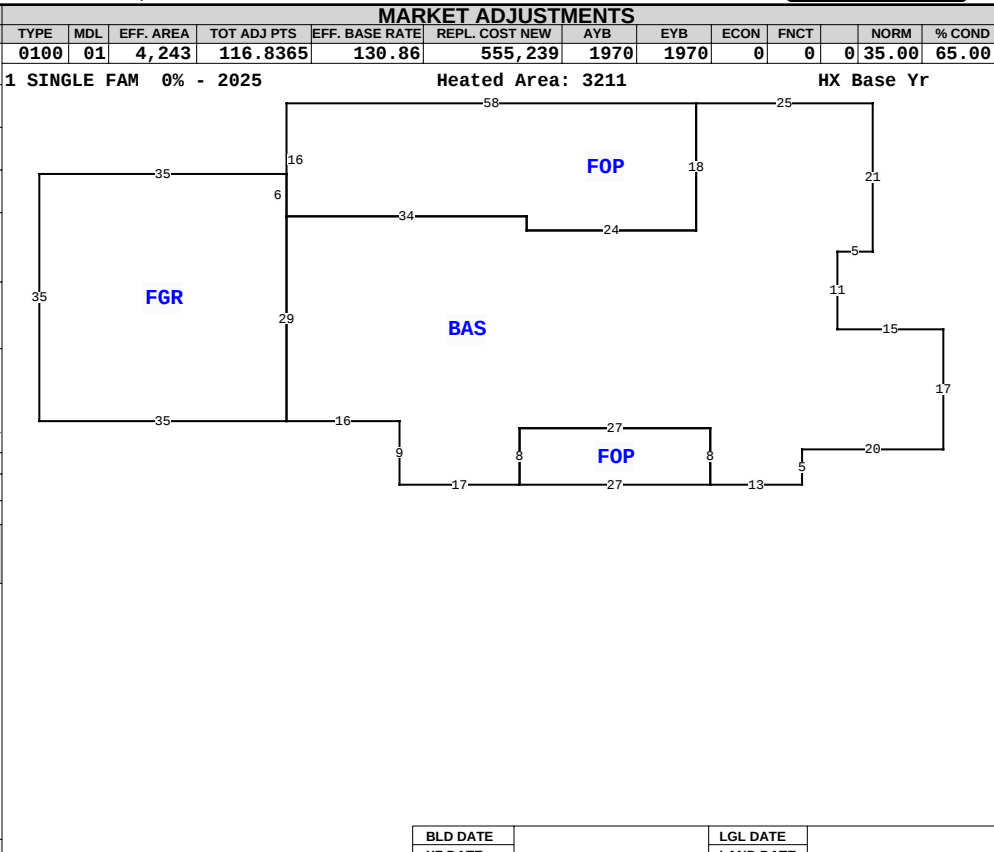
EXTRA FEATURES

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
1	0020	BARN, FR	0	0	13	77	1.00	UT	0.00	0.00	100	0	0	3	100	9,009	
2	0260	PAVEMENT-A	0	0	11	77	1.00	UT	0.00	0.00	100	0	0	3	100	304	
3	0020	BARN, FR	0	0	27	40	1.00	UT	0.00	0.00	100	0	0	3	100	3,240	
4	0294	SHED WOOD/	0	0	20	20	1.00	UT	0.00	0.00	100	0	0	3	100	952	
5	0261	PRCH, UOP	0	0	20	60	1.00	UT	0.00	0.00	100	0	0	3	100	960	
6	0261	PRCH, UOP	0	0	8	60	1.00	UT	0.00	0.00	100	0	0	3	100	348	
7	0294	SHED WOOD/	0	0	20	16	1.00	UT	0.00	0.00	100	0	0	3	100	1,305	
8	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	668	
9	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,100	
10	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		RSF-1	0.00	0.00	6.62	AC		1.00	1.00	0.50	20,000.00	10,000.00	66,200							
2	9105	C	TOWER SITE	0			0.00	0.00	1.00	AC		1.00	1.00	0.50	20,000.00	10,000.00	10,000							

REVIEW DATE 05/03/2017 BY BC



1826 SW STATE ROAD 47 , LAKE CITY

BLD DATE	XF DATE	INC DATE	LGL DATE	AG DATE

TOTAL OB/XF

TOTAL OB/XF	19,086
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Total Acres: 7.62 Total Land Value: 76,200 Market: 0 Agricultural: 0 Common: 76,200

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2

VALUATION SUMMARY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		360,905
TOTAL MARKET OB/XF VALUE		34,072
TOTAL LAND VALUE - MARKET		76,200
TOTAL MARKET VALUE		471,177
SOH/AGL Deduction		0
ASSESSED VALUE		471,177
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		471,177
TOTAL JUST VALUE		471,177
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		471,177

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050160	Communications To	24,000	02/20/2025
000046852	Communications To	20,000	02/06/2024
000046816	Communications To	25,000	03/23/2023
000046135	Communications To	20,000	12/20/2022
000043651	Communications To	20,000	02/04/2022

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000043651	Communications To	20,000	02/04/2022

BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W25 FOP= W58 S16 E34 S2 E24 N18\$ S18 W24 N2 W34 FGR= N6 W35 S35 E35 N29\$S29 E16 S9 E17 FOP= E27 N8 W27 S8\$ N8 E27 S8E13 N5 E20 N17 W15 N11 E5 N21\$.			

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