

N DIV: COMM SW COR OF NE1/4 OF S
E 0.19 FT FOR POB, RUN N 199.57
FT, S 228.27 FT TO N R/W OF PROP

ESTEVEZ FELIPE J (BISHOP OF THE DIOCESE OF ST AUGU
11625 OLD ST AUGUSTINE RD
JACKSONVILLE, FL 32258

2026

30-3S-17-12178-002



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	25	MOD METAL 50
Roof Structure	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 50
Roof Cover	12	MODULAR MT 50
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing	4	100
Frame	02	WOOD FRAME 100
Story Height		16 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100

Quality	03	03
DOR CODE	4800 WAREHOUSE/DISTRB	
MAP NUM	MKT AREA	06
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	448	150		672	7,819
BAS	13,144	100		13,144	152,931
SDA	448	185		829	9,646

TOTALS	14,040			14,645	170,394
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0260	PAVEMENT-A	0	0	0	0	1.00	UT	15,300.00
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00
3	0292	SCALES	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	4800	C	WAREHOUSE	0		00	0.00	0.00	2.50

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
8200	06	14,645	62.8992	23.27	340,789	1972	1972	0	0	0 50.00	50.00
1 WAREH DIST 0% - 0 Heated Area: 14040 HX Base Yr											

553 NW RAILROAD ST, LAKE CITY									
BLD DATE XF DATE INC DATE									
LGL DATE LAND DATE AG DATE									

TOTAL OB/XF									
25,250									
UNIT PRICE ADJ UNIT PRICE LAND VALUE									
10,000.00 10,000.00 25,000									

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		170,394	
TOTAL MARKET OB/XF VALUE		25,250	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		220,644	
SOH/AGL Deduction		0	
ASSESSED VALUE		220,644	
TOTAL EXEMPTION VALUE		10	220,644
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		220,644	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		220,644	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048077	Remodel	25,000	09/11/2023

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1295/1619	5/28/2015	WD	U	I	17	251,200	
GRANTOR: TENSTAR INVESTMENTS I							
GRANTEE: FELIPE J ESTEVEZ (B							
1179/1655	8/24/2009	WD	U	I	16	347,357	
GRANTOR: CRAIG & ELAINE MOORMA							
GRANTEE: TENSTAR INVESTMENTS							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W94 N3 W190 S48 E91 N8 E67AOF= S14 SDA= S14 E32 N14W32\$ E32 N14 W32\$ E32 S3 E70 S44 E24 N84\$.									