COMM NW COR OF SE1/4 OF NW1/4, S R/W SR-247 FOR POB, SE 210 FT, N FT, SW 210 FT TO POB.

GLENNCO INC
623 SW STATE ROAD 247
LAKE CITY, FL 32025

2027

01-4S-16-02649-001

BUILDING CHARACTERISTICS

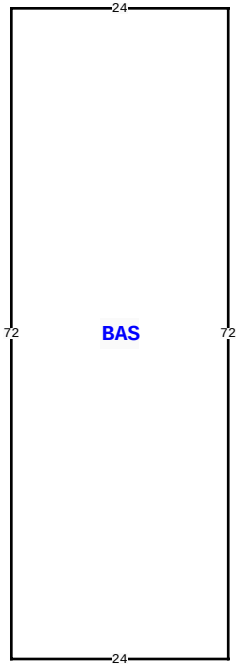
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	07	NONE 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		0 100
Frame	05	STEEL 100
Story Height		12 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	2500	REPAIR SERVICE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100		1,728	15,466
TOTALS	1,728			1,728	15,466

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6700	04	1,728	36.5400	17.90	30,931	1974	1974	0	0	0	50.00	50.00

1 SERV SHOP 0% - 0 Heated Area: 1728 HX Base Yr



623 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,320	
3	0296	SHED METAL	0	0	12	20	240.00	UT	5.00	5.00	100	2003	2003	3	100	1,200	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	
5	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
6	0252	LEAN-TO W/	0	0	10	20	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	21,199
TOTAL MARKET OB/XF VALUE	6,220
TOTAL LAND VALUE - MARKET	81,675
TOTAL MARKET VALUE	109,094
SOH/AGL Deduction	0
ASSESSED VALUE	109,094
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	109,094
TOTAL JUST VALUE	109,094
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,094

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0773/1588	4/13/1993	WD	Q	I		65,000
GRANTOR: GERALD DRAKE						
GRANTEE: GLENNCO INC						
0744/1545	4/15/1991	WD	Q	I	02	0
GRANTOR: CLYDE BREWER						
GRANTEE: GERALD DRAKE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S72 E24 N72$.

LAND DESCRIPTION

TOTAL OB/XF 6,220

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	2500	C	SRVC SHOPS	0		CI	210.00	210.00	43,560.00	SF		1.00	1.00	0.75	2.50	1.88	81,675							

REVIEW DATE 08/22/2023 BY JB Total Acres: 1.00 Total Land Value: 81,675 Market: 0 Agricultural: 0 Common: 81,675 PRINTED 11/17/2026 BY SYS

COMM NW COR OF SE1/4 OF NW1/4, S R/W SR-247 FOR POB, SE 210 FT, N FT, SW 210 FT TO POB.

GLENNCO INC
623 SW STATE ROAD 247
LAKE CITY, FL 32025

2027

01-4S-16-02649-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 100
Ceiling	01	FIN.SUSPD 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		3 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	01	01
DOR CODE	2500	REPAIR SERVICE

MAP NUM | MKT AREA 06

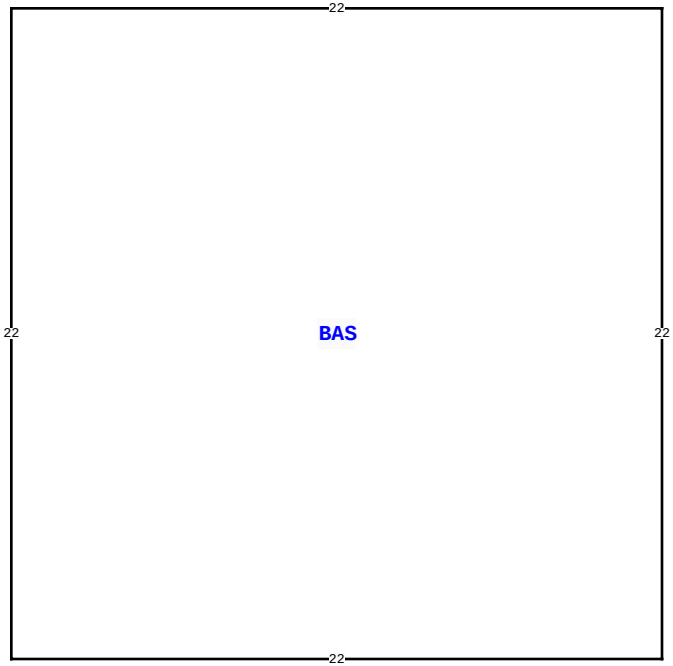
NEIGHBORHOOD/LOC 1416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	484	100		484	5,733
TOTALS	484			484	5,733

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6700	04	484	48.3525	23.69	11,466	1980	1980	0	0	0	50.00	50.00

2 SERV SHOP 0% - 0 Heated Area: 484 HX Base Yr



623 SW STATE ROAD 247 , LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/12/2026 MLU
INC DATE | AG DATE

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 2

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TOTAL LAND VALUE - MARKET	81,675
TOTAL MARKET VALUE	109,094
SOH/AGL Deduction	0
ASSESSED VALUE	109,094
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	109,094
TOTAL JUST VALUE	109,094
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	109,094

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0773/1588	4/13/1993	WD	Q	I		65,000
GRANTOR: GERALD DRAKE						
GRANTEE: GLENNCO INC						
0744/1545	4/15/1991	WD	Q	I	02	0
GRANTOR: CLYDE BREWER						
GRANTEE: GERALD DRAKE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 S22 E22 N22$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/22/2023 BY JB Total Acres: 1.00 Total Land Value: 81,675 Market: 0 Agricultural: 0 Common: 81,675 PRINTED 11/17/2026 BY SYS