BEG INTERS OF E R/W SR-247 & E L
OF NW1/4, RUN S 659.55 FT, NW 45
E R/W SR-247, NE ALONG R/W 480 F

TERRY BRIAN A
11647 SW COUNTY ROAD 240
LAKE CITY, FL 32024

2027

01-4S-16-02684-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
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
TOTALS					

MARKET ADJUSTMENTS

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

725 SW STATE ROAD 247 , LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,800
TOTAL LAND VALUE - MARKET	106,452
TOTAL MARKET VALUE	108,252
SOH/AGL Deduction	0
ASSESSED VALUE	108,252
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	108,252
TOTAL JUST VALUE	108,252
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	108,252

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1428/837	1/17/2021	LE	U	V	14	100

GRANTOR: TERRY BRIAN A

GRANTEE: TERRY BRIAN A

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	0296	SHED METAL	0	0	0	0	1.00	UT	800.00	800.00	100	2024	2023		100	800	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2024	2023		100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,800

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	1000	C	VACANT COMME	0		CI	500.00	227.00	53,175.00	SF		1.00	1.00	0.80	2.50	2.00	106,350							
2	9630	C	SWAMP	0			0.00	0.00	1.28	AC		1.00	1.00	0.80	100.00	80.00	102							

REVIEW DATE 08/22/2023 BY JB Total Acres: 2.50 Total Land Value: 106,452 Market: 0 Agricultural: 0 Common: 106,452 PRINTED 11/16/2026 BY SYS