S1/2 OF S1/2 OF SE1/4 & ALL OF
SE1/4 E OF SR-47 EX .47 AC DESC
EX 32.09 AC DESC IN WD 1444-556

STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION
PO BOX 1089
LAKE CITY, FL 32056

2026

07-4S-17-08142-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9601	RETENTION AREA	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	7417.00	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

2744 SW MAIN BLVD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		1,000
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		1,000
SOH/AGL Deduction		0
ASSESSED VALUE		1,000
TOTAL EXEMPTION VALUE	05	1,000
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		1,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1399/2298	6/18/2019	WD	U	V	30	0
GRANTOR: GAIL R CASTELLANOS KN						
GRANTEE: GAIL R TOWELL TRUST						
0913/1659	2/23/1980	QC	Q	V	01	127
GRANTOR: DOROTHY RICHARDS						
GRANTEE: GAIL R CASTELLANOS						

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	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,000

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	9601	C	RETENTION AR	0		CI	0.00	0.00	2.44	AC		1.00	1.00	1.00	0.00	0.00	0							

REVIEW DATE 03/30/2017 BY DF Total Acres: 2.44 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 05/08/2026 BY SYS