S1/2 OF E1/2 OF E1/2 OF NW1/4 OF
(AKA S1/2 PRCL D, FEAGLE PROP UN

PHILPOT BONNIE L
177 SE PITTMAN CT
LAKE CITY, FL 32025

2027

11-5S-17-09208-010

BUILDING CHARACTERISTICS

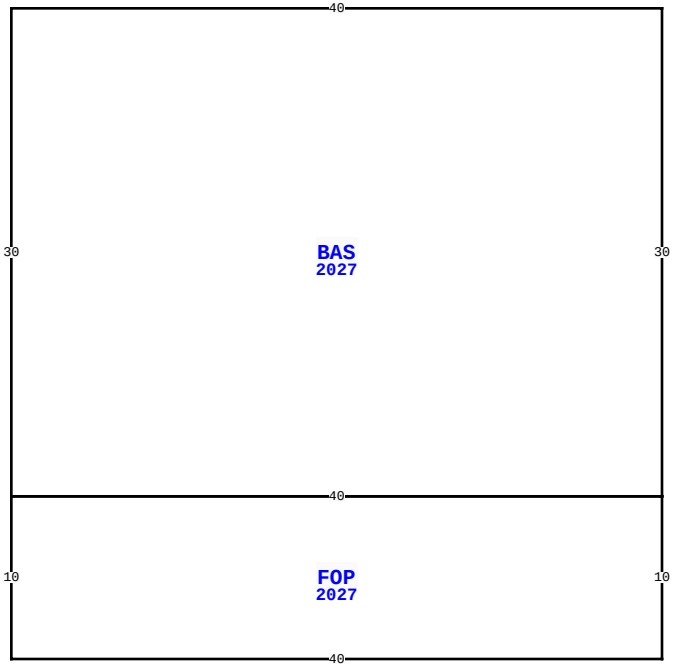
ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	11517.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	2027	1,200	150,480
FOP	400	30	2027	120	15,048
TOTALS	1,600			1,320	165,528

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,320	114.0000	125.40	165,528	2026	2026	0	0	0	-1.25	100.00

2 SINGLE FAM 100% - 2027 Heated Area: 1200 HX Base Yr 2005



175 SE PITTMAN CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		165,528
TOTAL MARKET OB/XF VALUE		15,100
TOTAL LAND VALUE - MARKET		69,030
TOTAL MARKET VALUE		249,658
SOH/AGL Deduction		41,258
ASSESSED VALUE		208,400
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		156,989
TOTAL JUST VALUE		249,658
NCON VALUE		165,528
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		187,367

SALE:1:1: MULTI PARCEL SALE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053554	New Residential C	36,600	07/10/2025
000052400	Electrical Servic	0	02/20/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1001/2798	9/01/2003	WD	Q	V		27,000
GRANTOR: SUZANNE ADAMS						
GRANTEE: BONNIE L PHILPOT						
0849/2411	11/08/1997	WD	Q	V	03	18,000
GRANTOR: ALDINE FEAGLE						
GRANTEE: SUZANNE ADAMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2027;ORIG=19,11] E40 S30 W40 N30 $
FOP=[YR=2027;ORIG=19,41] E40 S10 W40 N10 $
.

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
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	1,200	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
6	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	
8	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,200	
9	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,500	
10	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800	
11	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
12	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	300	

TOTAL OB/XF 14,800

LAND DESCRIPTION

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	0100	C	SFR	100		A-1	0.00	0.00	4.56	AC		1.00	1.00	1.00	13,000.00	13,000.00	59,280							
2	0000	C	VAC RES	100		A-1	0.00	0.00	0.50	AC		1.00	1.00	1.50	13,000.00	19,500.00	9,750							

REVIEW DATE 06/22/2026 BY HC Total Acres: 5.06 Total Land Value: 69,030 Market: 0 Agricultural: 0 Common: 69,030 PRINTED 11/16/2026 BY SYS

S1/2 OF E1/2 OF E1/2 OF NW1/4 OF
(AKA S1/2 PRCL D, FEAGLE PROP UN

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2027

11-5S-17-09208-010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11517.020 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

BLD DATE		LGL DATE	05/06/2026 MLU
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COLUMBIA COUNTY PROPERTY

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BUILDING DIMENSIONS

EXTRA FEATURES

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13	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 300

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 06/22/2026 BY HC Total Acres: 5.06 Total Land Value: 69,030 Market: 0 Agricultural: 0 Common: 69,030 PRINTED 11/16/2026 BY SYS