

BEG INTERS W R/W US-441 & S R/W (AKA GUERDON), RUN W 200 FT, S 7 200 FT TO W R/W US-441, RUN N 77

PHELPS JOCK R/PHELPS MEAGAN S 188 NW CASTLEWOOD CT LAKE CITY, FL 32055

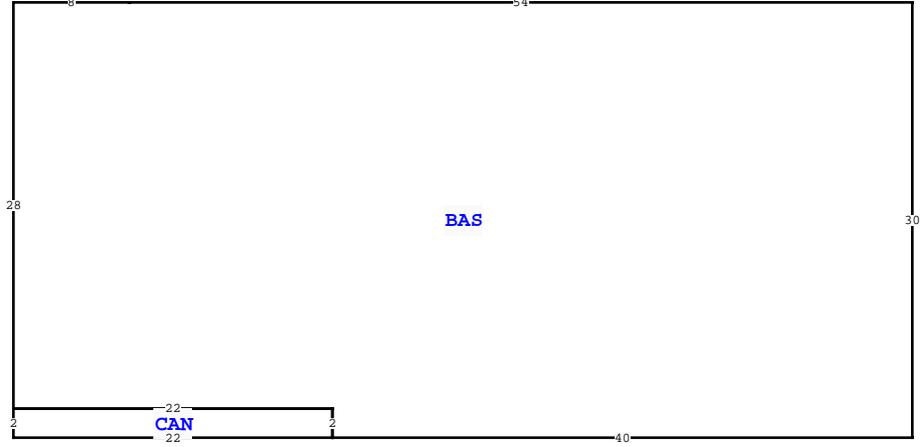
2026

20-3S-17-05235-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	12	MODULAR MT	100
Interior Wall	01	MINIMUM	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Ceiling	03	PART.FIN.	100
Air Condition	02	WINDOW	100
Heating Type	01	NONE	100
Fixtures		2	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	01	01	100
Quality	03	03	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	20317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,816	100	
CAN	44	30	
TOTALS	1,860		
TOTALS		1,829	29,630

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STORE RETL	0%	0									Heated Area: 1816 HX Base Yr	



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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			29,630
TOTAL MARKET OB/XF VALUE			18,430
TOTAL LAND VALUE - MARKET			11,640
TOTAL MARKET VALUE			59,700
SOH/AGL Deduction			0
ASSESSED VALUE			59,700
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			59,700
TOTAL JUST VALUE			59,700
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,737

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048625	Storage Building	12,000	11/09/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1175/2012	6/17/2009	WD	U	I	11	100
GRANTOR: JACK R PHELPS						
GRANTEE: JOCK R PHELPS & MEA						
1159/0576	9/26/2008	WD	Q	I	03	100
GRANTOR: WILLIAM & MIRELLE PER						
GRANTEE: JOCK R PHELPS						

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W54 W8 S28 CAN= S2 E22 N2 W22\$ E22 S2 E40 N30\$.	

EXTRA FEATURES																	
L N	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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	430	
2	0296	SHED METAL	0	0	0	0	1.00	UT	4,500.00	4,500.00	100	2025	2024		100	4,500	
3	0030	BARN, MT	0	0	0	0	1.00	UT	13,500.00	13,500.00	100	2025	2024		100	13,500	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1100	C	STORE 1FLR	0			0.00	0.00	15,520.00	SF		1.00	1.00	1.00	0.75	0.75	11,640							