COMM SW COR OF SE1/4, RUN N 247
N 90 FT, E 148 FT, S 90 FT, W 14

CAS OPPORTUNITIES, LLC
19314 NW COUNTY ROAD 2054
ALACHUA, FL 32615

2026

33-3S-17-06827-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.00	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

750 SE ELOISE AVE, 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	5,625
TOTAL MARKET VALUE	6,625
SOH/AGL Deduction	0
ASSESSED VALUE	6,625
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,625
TOTAL JUST VALUE	6,625
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	6,625

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25584	SFR	275	03/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1511/1359	3/25/2024	TD	U	I	18	7,900
GRANTOR: CLERK OF COURT						
GRANTEE: CAS OPPORTUNITIES,						
1098/1874	10/10/2006	WD	U	V	09	35,000
GRANTOR: JOCK PHELPS						
GRANTEE: BPS & H LLC						

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	0294	SHED WOOD/	0	0	16	24	1.00	UT	0.00	0.00	100	2006	2006	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	0700	C	MISC RES	0		RSF-2	90.00	150.00	1.00	LT		1.00	1.00	1.25	4,500.00	5,625.00	5,625							

REVIEW DATE 12/14/2016 BY DF Total Acres: 0.31 Total Land Value: 5,625 Market: 0 Agricultural: 0 Common: 5,625 PRINTED 05/08/2026 BY SYS