BEG AT NW COR OF NE1/4 OF SW1/4,
FT, S 556.37 FT, W 1170.90 FT, N
POB & COMM AT NE COR OF NE1/4 OF

FOX HILL PROPERTIES LLC
12191 CALIBER CT
JACKSONVILLE, FL 32258

2027

33-6S-17-09837-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	33617.00	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

988 SW OLD LAKE CITY TER, HIGH SPRINGS

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 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	0
TOTAL MARKET OB/XF VALUE	3,000
TOTAL LAND VALUE - MARKET	149,130
TOTAL MARKET VALUE	7,656
SOH/AGL Deduction	0
ASSESSED VALUE	7,656
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,656
TOTAL JUST VALUE	152,130
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	152,130

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1478/2547	11/01/2022	WD	U	I	11	100
GRANTOR: PHILLIPS JOHN R JR						
GRANTEE: FOX HILL PROPERTIES						
1273/2525	4/23/2014	WD	Q	V	01	61,600
GRANTOR: MITCHELL & CHRISTAL B						
GRANTEE: JOHN R PHILLIPS JR						

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	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	5600	A	TIMBER 3	0					16.57	AC		1.00	1.00	1.00	281.00	281.00	4,656							
2	9910	M	MKT.VAL.AG	0					16.57	AC		1.00	1.00	1.00	9,000.00	9,000.00	149,130							

REVIEW DATE 10/25/2017 BY DF Total Acres: 16.57 Total Land Value: 4,656 Market: 149,130 Agricultural: 4,656 Common: 0 PRINTED 11/17/2026 BY SYS