

DATE 05/29/2019

# Columbia County Building Permit

This Permit Must Be Prominently Posted on Premises During Construction

**PERMIT**  
**000038171**

APPLICANT	WALT GRAHAM		PHONE	386.867.0006	
ADDRESS	723	SW SISTERS WELCOME ROAD	LAKE CITY	FL	32025
OWNER	CAL-MAINE FOODS INC		PHONE	352-458-9000	
ADDRESS	730	NW HILLANDALE GLEN	LAKE CITY	FL	32055
CONTRACTOR	WALT GRAHAM		PHONE	386.867.0006	
LOCATION OF PROPERTY	41 NORTH R ON HILLANDALE GLEN ENTER FARM GUARD HOUSE				
TYPE DEVELOPMENT	UTILITY POLE		ESTIMATED COST OF CONSTRUCTION	0.00	
HEATED FLOOR AREA			TOTAL AREA	HEIGHT	STORIES
FOUNDATION	WALLS		ROOF PITCH	FLOOR	
LAND USE & ZONING			MAX. HEIGHT		
Minimum Set Back Requirements:	STREET-FRONT		REAR	SIDE	
NO. EX.D.U.	FLOOD ZONE		DEVELOPMENT PERMIT NO.		
PARCEL ID	22-2S-16-01714-002		SUBDIVISION		
LOT	BLOCK	PHASE	UNIT	TOTAL ACRES 407.00	
			FC0000683	<i>Walter Graham</i>	
Culvert Permit No.	Culvert Waiver	Contractor's License Number		Applicant Owner Contractor	
EXISTING	X19-051	JLW		N	
Driveway Connection	Septic Tank Number	LI & Zoning checked by	Approved for Issuance	New Resident	Time STOP No.
COMMENTS: POWER TO SEPARATE METER FOR GUARD HOUSE					
				Check # or Cash	10118

## FOR BUILDING & ZONING DEPARTMENT ONLY

Temporary Power	Foundation	Monolithic	(Footer Slab)
date/app. by	date/app. by	date app. by	
Under slab rough-in plumbing	Slab	Sheathing/Nailing	
date/app. by	date/app. by	date app. by	
Framing	Insulation		
date/app. by	date/app. by		
Rough-in plumbing above slab and below wood floor	Electrical rough-in		
date/app. by	date/app. by		
Heat & Air Duct	Peri. beam (Lintel)	Pool	
date/app. by	date/app. by	date app. by	
Permanent power	C.O. Final	Culvert	
date/app. by	date/app. by	date/app. by	
Pump pole	Utility Pole	M/H tie downs, blocking, electricity and plumbing	
date/app. by	date/app. by	date app. by	
Reconnection	RV	Re-roof	
date/app. by	date/app. by	date/app. by	

BUILDING PERMIT FEE \$	0.00	CERTIFICATION FEE \$	0.00	SURCHARGE FEE \$	0.00
MISC. FEES \$	50.00	ZONING CERT. FEES \$		FIRE FEE \$	0.00
PLAN REVIEW FEE \$		DP & FLOOD ZONE FEE \$		CULVERT FEE \$	
INSPECTOR'S OFFICE	<i>[Signature]</i>		CLERK'S OFFICE	<i>[Signature]</i>	
				<b>TOTAL FEE</b>	<b>50.00</b>

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

NOTICE: ALL OTHER APPLICABLE STATE OR FEDERAL PERMITS SHALL BE OBTAINED BEFORE COMMENCEMENT OF THIS PERMITTED DEVELOPMENT.

**"WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."**

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECEIVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED NOT SUSPENDED, ABANDONED OR INVALID WHEN THE PERMIT HAS RECEIVED AN APPROVED INSPECTION WITHIN 180 DAYS OF THE PREVIOUS INSPECTION.

**The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.**

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PERMIT

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APPLICANT WALT GRAHAM PHONE 386.867.0006  
 ADDRESS 723 SW SISTERS WELCOME ROAD LAKE CITY FL 32025  
 OWNER CAL-MAINE FOODS INC PHONE 352-458-9000  
 ADDRESS 730 NW HILLANDALE GLLEN LAKE CITY FL 32055  
 CONTRACTOR WALT GRAHAM PHONE 386.867.0006  
 LOCATION OF PROPERTY 41 NORTH R ON HILLANDALE GLLEN INTER FARM GUARD HOUSE

TYPE DEVELOPMENT UTILITY POLE ESTIMATED COST OF CONSTRUCTION 0.00  
 HEATED FLOOR AREA TOTAL AREA HEIGHT STORES  
 FOUNDATION WALLS ROOF PITCH FLOOR  
 LAND USE & ZONING MAX. HEIGHT  
 Minimum Set Back Requirements: STREET-FRONT REAR SIDE  
 NO. EX.D.U. FLOOD ZONE DEVELOPMENT PERMIT NO.

PARCEL ID 22-2S-16-01714-002 SUBDIVISION  
 LOT BLOCK PHASE UNIT TOTAL ACRES 407.00

EC0000683  
 Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor  
 EXISTING X19-051 JLW N  
 Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident Time/STEP No.

COMMENTS: POWER TO SEPARATE METER FOR GUARD HOUSE.Check # or Cash 10118

## FOR BUILDING & ZONING DEPARTMENT ONLY

Temporary Power date/app. by Foundation date/app. by Monolithic (Footer Slab) date/app. by  
 Under slab rough-in plumbing date/app. by Slab date/app. by Sheathing/Nailing date/app. by  
 Framing date/app. by Insulation date/app. by  
 Rough-in plumbing above slab and below wood floor date/app. by Electrical rough-in date/app. by  
 Heat & Air Duct date/app. by Peri. beam (Lintel) date/app. by Pool date/app. by  
 Permanent power date/app. by C.O. Final date/app. by Culvert date/app. by  
 Pump pole date/app. by Utility Pole date/app. by M/H tie downs, blocking, electricity and plumbing date/app. by  
 Reconnection date/app. by RV date/app. by Re-roof date/app. by

BUILDING PERMIT FEES 0.00 CERTIFICATION FEES 0.00 SURCHARGE FEES 0.00  
 MISC. FEES \$ 50.00 ZONING CERT. FEES \$ FIRE FEES 0.00 WASTE FEES  
 PLAN REVIEW FEES \$ DP & FLOOD ZONE FEES \$ CULVERT FEES \$ TOTAL FEE 50.00  
 INSPECTOR'S OFFICE CLERK'S OFFICE

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**The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.**

## Columbia County Property Appraiser

updated: 5/9/2019

**2018 Tax Roll Year**

Parcel: 22-2S-16-01714-002

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

&lt;&lt; Next Lower Parcel

Next Higher Parcel &gt;&gt;

2018 TRIM (pdf)

Interactive GIS Map

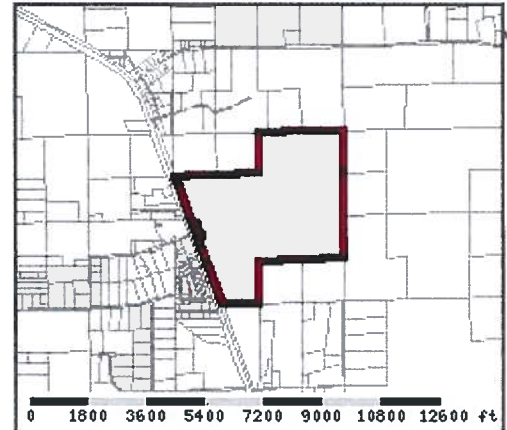
Print

## Owner &amp; Property Info

&lt;&lt; Prev

Search Result: 2 of 2

Owner's Name	CAL-MAINE FOODS INC		
Mailing Address	3320 W WOODROW WILSON AVE JACKSON, MS 39209-3409		
Site Address	730 NW HILLANDALE GLN		
Use Desc. (code)	IMP AG/COM (005010)		
Tax District	3 (County)	Neighborhood	22216
Land Area	407.000 ACRES	Market Area	03
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction.		
NE1/4 & N1/2 OF SE1/4 & S1/2 OF NW1/4 LYING E OF RR R/W & SW1/4 LYING E OF RR R/W, EX LOT 13 BLOCK 13 & EX LOTS 15 & 16 BLOCK 15 TOWN OF SUWANNEE VALLEY. ORB 501-782, 560-688, 716-732, 730-901 & ORB 1060- 2018			



## Property &amp; Assessment Values

2018 Certified Values		
<b>Mkt Land Value</b>	cnt: (3)	\$19,199.00
<b>Ag Land Value</b>	cnt: (4)	\$92,904.00
<b>Building Value</b>	cnt: (4)	\$1,172,750.00
<b>XFOB Value</b>	cnt: (18)	\$1,343,241.00
<b>Total Appraised Value</b>		\$2,628,094.00
<b>Just Value</b>		\$3,545,086.00
<b>Class Value</b>		\$2,628,094.00
<b>Assessed Value</b>		\$2,628,094.00
<b>Exempt Value</b>		\$0.00
<b>Total Taxable Value</b>	Cnty: \$2,628,094 Other: \$2,628,094   Schl: \$2,628,094	

2019 Working Values			(Hide Values)
<b>Mkt Land Value</b>	cnt: (3)	\$24,949.00	
<b>Ag Land Value</b>	cnt: (4)	\$92,904.00	
<b>Building Value</b>	cnt: (4)	\$1,145,963.00	
<b>XFOB Value</b>	cnt: (18)	\$1,333,481.00	
<b>Total Appraised Value</b>		\$2,597,297.00	
<b>Just Value</b>		\$3,514,289.00	
<b>Class Value</b>		\$2,597,297.00	
<b>Assessed Value</b>		\$2,597,297.00	
<b>Exempt Value</b>		\$0.00	
<b>Total Taxable Value</b>	Cnty: \$2,597,297 Other: \$2,597,297   Schl: \$2,597,297		

**NOTE:** 2019 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

## Sales History

Show Similar Sales within 1/2 mile

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
NONE						

## Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
1	WAREH DIST (008200)	1997	MOD METAL (25)	25280	29456	\$675,660.00
2	SERV SHOP (006700)	1992	MOD METAL (25)	5230	5860	\$150,224.00
5	OFFICE LOW (004900)	1998	COMMON BRK (19)	4662	4753	\$194,289.00
8	SINGLE FAM (000100)	2007	COMMON BRK (32)	1905	2669	\$125,790.00
<b>Note:</b> All S.F. calculations are based on exterior building dimensions.						

## Extra Features &amp; Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0074	CHICKEN HS	1987	\$130,503.00	0043501.000	1061 x 41 x 0	(000.00)
0074	CHICKEN HS	1987	\$130,503.00	0043501.000	1061 x 41 x 0	(000.00)
0074	CHICKEN HS	1987	\$130,503.00	0043501.000	1061 x 41 x 0	(000.00)
0074	CHICKEN HS	1987	\$130,503.00	0043501.000	1061 x 41 x 0	(000.00)
0074	CHICKEN HS	1987	\$130,503.00	0043501.000	1061 x 41 x 0	(000.00)

## Land Breakdown