NE DIV: 511 FT OFF W END OF BLOC

387-231, 1488-1747

COLUMBIA COUNTY, FLORIDA
PO BOX 1529
LAKE CITY, FL 32056

2026

00-00-00-11056-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

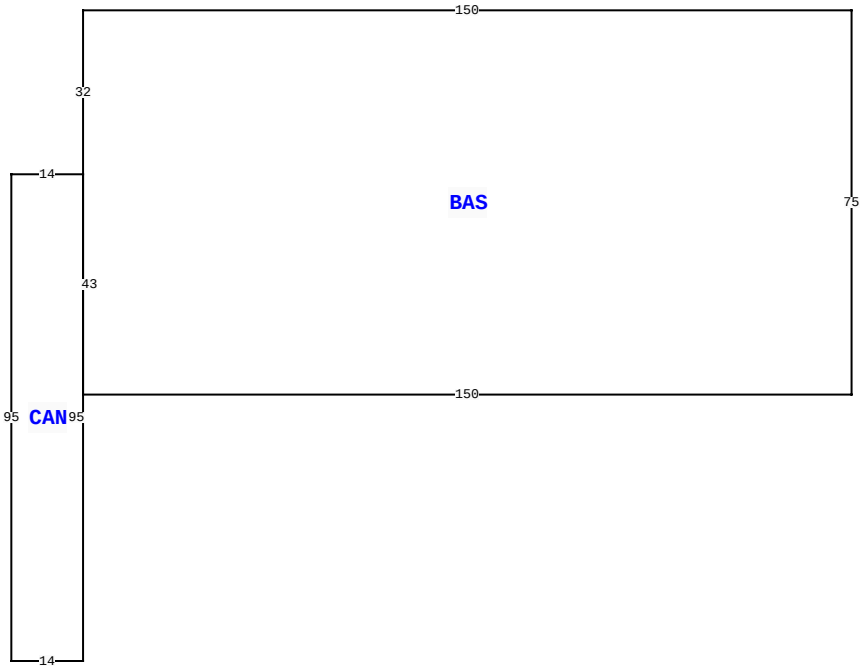
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	01	MINIMUM 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Fixtures		21 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		10 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	8600	COUNTY IMP
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	11,250	100		11,250	234,282
CAN	1,330	30		399	8,309
TOTALS	12,580			11,649	242,590

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0700	04	11,649	63.1120	41.65	485,181	1955	1955	0	0	0	50.00	50.00

1 DAY CARE 0% - 0 Heated Area: 11250 HX Base Yr



255 NE COACH ANDERS LN, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		591,281
TOTAL MARKET OB/XF VALUE		46,371
TOTAL LAND VALUE - MARKET		17,500
TOTAL MARKET VALUE		655,152
SOH/AGL Deduction		0
ASSESSED VALUE		655,152
TOTAL EXEMPTION VALUE	03	655,152
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		655,152
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		655,152

XFOB:6:1: BASKETBALL COURT

BLDG:2:1: NUTRITION CENTER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046295	Electrical Servic	0	01/18/2023
000046296	Electrical Servic	0	01/18/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/1747	3/16/2023	WD	U	I	18	100

GRANTOR: CITY OF LAKE CITY

GRANTEE: COLUMBIA COUNTY, FL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W150 S32 CAN= W14 S95 E14 N95$ S43 E150 N75$.

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	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,056	
2	0150	CLFENCE 8	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	780	
3	0260	PAVEMENT-A	0	0	73	120	1.00	UT	0.00	0.00	100	0	0	3	100	7,446	
4	0260	PAVEMENT-A	0	0	25	325	1.00	UT	0.00	0.00	100	0	0	3	100	6,906	
5	0296	SHED METAL	0	0	21	24	1.00	UT	0.00	0.00	100	0	0	3	100	3,983	
6	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	25,000	
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 46,371

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	8600	C	COUNTY	0		*RSF-1	140.00	500.00	70,000.00	SF		1.00	1.00	0.50	0.50	0.25	17,500							

REVIEW DATE 10/19/2015 BY DF Total Acres: 1.61 Total Land Value: 17,500 Market: 0 Agricultural: 0 Common: 17,500 PRINTED 11/18/2025 BY SYS

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387-231, 1488-1747

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PO BOX 1529
LAKE CITY, FL 32056

2026

00-00-00-11056-000

BUILDING CHARACTERISTICS

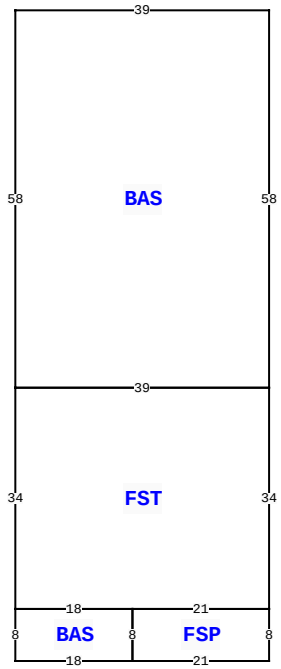
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		8 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		5 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	8600	COUNTY IMP
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	3,979
BAS	2,262	100		2,262	62,499
FSP	168	40		67	1,851
FST	1,326	50		663	18,319
TOTALS	3,900			3,136	86,648

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5600	04	3,136	71.7600	55.26	173,295	1955	1955	0	0	0	50.00	50.00

2 RESTAURANT 0% - 0 Heated Area: 2406 HX Base Yr



255 NE COACH ANDERS LN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 4 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		591,281
TOTAL MARKET OB/XF VALUE		46,371
TOTAL LAND VALUE - MARKET		17,500
TOTAL MARKET VALUE		655,152
SOH/AGL Deduction		0
ASSESSED VALUE		655,152
TOTAL EXEMPTION VALUE	03	655,152
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		655,152
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		655,152

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/1747	3/16/2023	WD	U	I	18	100

GRANTOR: CITY OF LAKE CITY

GRANTEE: COLUMBIA COUNTY, FL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 S58 FST= S34 BAS= S8 E18 N8 W18$ E18 FSP= S8 E21 N8 W21$ E21 N34 W39$ E39 N58$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 10/19/2015 BY DF Total Acres: 1.61 Total Land Value: 17,500 Market: 0 Agricultural: 0 Common: 17,500 PRINTED 11/18/2025 BY SYS

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00-00-00-11056-000

BUILDING CHARACTERISTICS

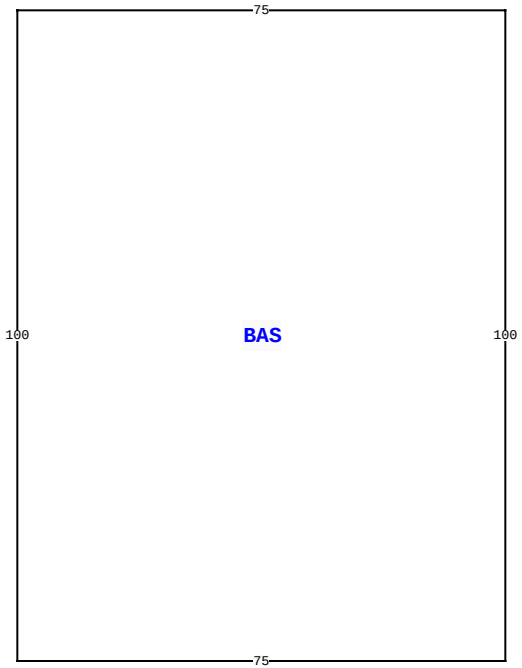
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	01	MINIMUM 100
Interior Floo	04	C ABOVE GD 100
Ceiling	02	F.NOT SUS 100
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Fixtures		16 100
Frame	03	MASONRY 100
Story Height		24 100
RMS		4 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	8600	COUNTY IMP
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	7,500	100		7,500	173,025
TOTALS	7,500			7,500	173,025

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5800	04	7,500	85.4528	46.14	346,050	1955	1955	0	0	0	50.00	50.00

3 REC FACIL 0% - 0 Heated Area: 7500 HX Base Yr



255 NE COACH ANDERS LN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
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TOTAL LAND VALUE - MARKET		17,500
TOTAL MARKET VALUE		655,152
SOH/AGL Deduction		0
ASSESSED VALUE		655,152
TOTAL EXEMPTION VALUE	03	655,152
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		655,152
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		655,152

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/1747	3/16/2023	WD	U	I	18	100

GRANTOR: CITY OF LAKE CITY

GRANTEE: COLUMBIA COUNTY, FL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W75 S100 E75 N100$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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 10/19/2015 BY DF Total Acres: 1.61 Total Land Value: 17,500 Market: 0 Agricultural: 0 Common: 17,500 PRINTED 11/18/2025 BY SYS

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2026

00-00-00-11056-000

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ELEMENT	CD	CONSTRUCTION
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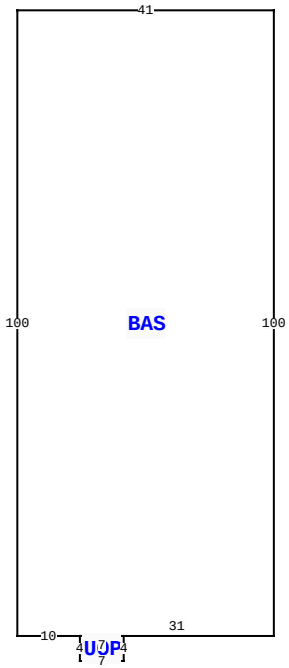
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	04	PLYWOOD 100
Interior Floo	06	VINYL ASB 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		17 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		4 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	8600	COUNTY IMP
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	810317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,100	100		4,100	88,888
UOP	28	20		6	130
TOTALS	4,128			4,106	89,018

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5800	04	4,106	80.2988	43.36	178,036	1955	1955	0	0	0	50.00	50.00

4 REC FACIL 0% - 0 Heated Area: 4100 HX Base Yr



255 NE COACH ANDERS LN, LAKE CITY

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XF DATE		LAND DATE	
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COLUMBIA COUNTY PROPERTY

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ASSESSED VALUE		655,152
TOTAL EXEMPTION VALUE	03	655,152
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		655,152
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		655,152

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1488/1747	3/16/2023	WD	U	I	18	100

GRANTOR: CITY OF LAKE CITY

GRANTEE: COLUMBIA COUNTY, FL

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 S100 E10 UOP= S4 E7N4 W7$ E31 N100$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 10/19/2015 BY DF Total Acres: 1.61 Total Land Value: 17,500 Market: 0 Agricultural: 0 Common: 17,500 PRINTED 11/18/2025 BY SYS