N DIV BLK 78: BEG SW COR, N 57.8 FT, S 57.86 FT TO SE COR OF BLOC FT TO POB.

A THROUGH Z GROUP, LLC
4846 NW LAKE JEFFERY RD
LAKE CITY, FL 32055

2026

00-00-00-12008-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

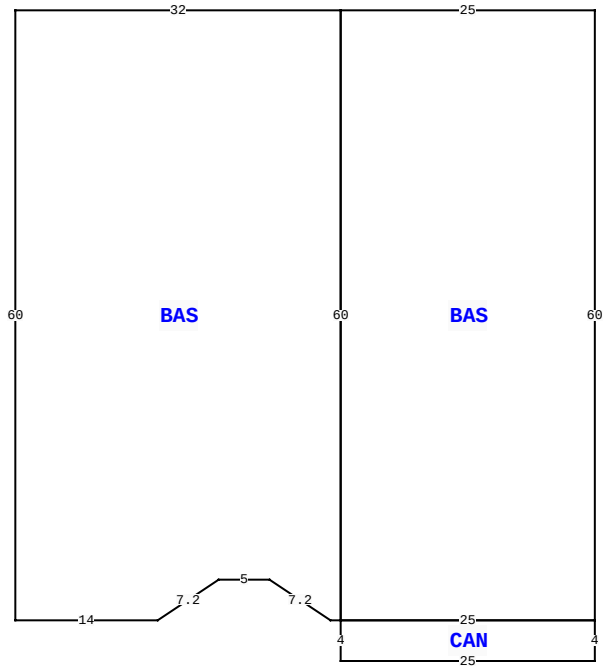
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	06	VINYL ASB 100
Ceiling	01	FIN.SUSPD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1100	STORES/1 STORY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	830317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,500	100		1,500	35,805
BAS	1,876	100		1,876	44,780
CAN	100	30		30	716
TOTALS	3,476			3,406	81,301

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3500	04	3,406	75.7744	47.74	162,602	1920	1970	0	0	0	50.00	50.00

1 STORE RETL 0% - 2025 Heated Area: 3376 HX Base Yr



523 N MARION AVE, 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	81,301
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	29,294
TOTAL MARKET VALUE	110,595
SOH/AGL Deduction	0
ASSESSED VALUE	110,595
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	110,595
TOTAL JUST VALUE	110,595
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	110,595

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1511/812	3/28/2024	WD	U	I	17	115,000
GRANTOR: CHURCH ON THE WAY OF						
GRANTEE: A THROUGH Z GROUP,						
1330/2482	1/31/2017	QC	U	I	11	100
GRANTOR: SHIFTFORWARD INC						
GRANTEE: CHURCH ON THE WAY O						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-57,0] S60 E14 U4R6 E5 D4R6 E1 N60 W32 $
BAS=[ORIG=0,0] W25 S60 E25 N60 $
CAN=[ORIG=-25,60] S4 E25 N4 W25 $
.

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
1	1100	C	STORE 1FLR	0		*C-CBD	34.00	77.00	1,771.00	SF		1.00	1.00	1.40	2.25	3.15	5,579							
2	0000	C	VAC RES	0		*C-CBD	0.00	0.00	7,056.00	SF		1.00	1.00	1.00	2.25	2.25	15,876							
3	0000	C	VAC RES	0		*C-CBD	57.00	105.00	3,484.00	SF		1.00	1.00	1.00	2.25	2.25	7,839							

REVIEW DATE 10/28/2015 BY DF Total Acres: 0.28 Total Land Value: 29,294 Market: 0 Agricultural: 0 Common: 29,294 PRINTED 11/18/2025 BY SYS