W DIV: NW1/4 OF NW1/4 BLOCK I
EX 9 FT OFF THE W SIDE FOR
ADDITIONAL RD R/W.

PRIDE & JOY CHILD CARE INC
640 NW MADISON ST
LAKE CITY, FL 32055

2026

00-00-00-12351-000

BUILDING CHARACTERISTICS

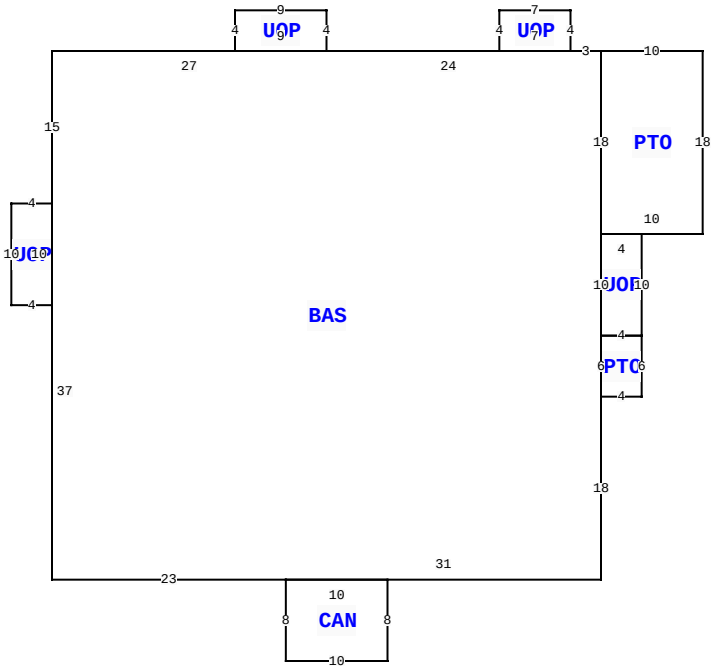
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	21	STONE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		15 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		6 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	7200	PRVT SCHL/DAY CARE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,808	100		2,808	93,282
CAN	80	30		24	798
PTO	24	5		1	33
PTO	180	5		9	299
UOP	28	20		6	200
UOP	36	20		7	233
UOP	40	20		8	266
UOP	40	20		8	266
TOTALS	3,236			2,871	95,374

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0700	04	2,871	100.6720	66.44	190,749	1960	1970	0	0	0	50.00	50.00

1 DAY CARE 0% - 0 Heated Area: 2808 HX Base Yr



640 NW MADISON ST, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	95,374
TOTAL MARKET OB/XF VALUE	11,037
TOTAL LAND VALUE - MARKET	27,562
TOTAL MARKET VALUE	133,973
SOH/AGL Deduction	0
ASSESSED VALUE	133,973
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	133,973
TOTAL JUST VALUE	133,973
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	133,973

PERMIT NUM	DESCRIPTION	AMT	ISSUED
217	MAINT/ALTR	25	03/06/2012
1184	ADDN COMM	447	03/10/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1034/0945	12/26/2004	WD	Q	I	01	24,100
GRANTOR: JANET BALLANCE						
GRANTEE: PRIDE & JOY						
0765/0797	9/24/1992	WD	U	I	12	29,500
GRANTOR: WENDALL BLANTON						
GRANTEE: WILLIAM BALLANCE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W3 UOP= N4 W7 S4 E7 $ W24 UOP= N4 W9 S4 E9$ W27 S15 UOP= W4 S10 E4 N10$ S37 E23 CAN= S8 E10 N8 W10$ E31 N18 PTO= E4 N6 W4 S6$ N6 UOP= E4 N10 W4 S10$ N10 PTO= E10 N18 W10 S18$ N18$.

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	0166	CONC,PAVMT	0	0	0	0	6,332.00	UT	1.50	1.50	100	1998	1998	3	100	9,498	
2	0169	FENCE/WOOD	0	0	0	0	149.00	UT	6.00	6.00	100	1998	1998	3	100	894	
3	0130	CLFENCE 5	0	0	0	0	215.00	UT	3.00	3.00	100	1998	1998	3	100	645	

LAND DESCRIPTION

TOTAL OB/XF 11,037

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	7200	C	SCHOOL PRI	0		*RSF-1	105.00	105.00	11,025.00	SF		1.00	1.00	1.00	2.50	2.50	27,562							

REVIEW DATE 08/29/2016 BY DF Total Acres: 0.25 Total Land Value: 27,562 Market: 0 Agricultural: 0 Common: 27,562 PRINTED 11/17/2025 BY SYS