

TRISKAL LLC
213 SW MAIN BLVD
LAKE CITY, FL 32025

00-00-00-12632-003

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	04	WOOD TRUSS 100			
Roof Cover	04	BUILT-UP 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 100			
Ceiling	01	FIN.SUSPD 100			
Air Condition	06	ENG CENTRL 100			
Heating Type	09	ENG F AIR 100			
Fixtures Frame	03	MASONRY 100			
Story Height		8 100			
RMS Stories		3 100			
Units		0 100			
Condition Adj	03	03 100			
Quality	05	05			
DOR CODE	1700	OFFICE BLD 1STY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	850317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	217	100		217	9,106
BAS	1,138	100		1,138	47,751
CAN	226	30		68	2,854
TOTALS	1,581			1,423	59,709

BUILDING CHARACTERISTICS CONSTRUCTION															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
4900	04	1,423	113.4000	83.92	119,418	1930	1930	0	0	50.00	50.00				
1 OFFICE LOW 0% - 2022												Heated Area: 1355		HX Base Yr	
TOTALS 1,581												1,423		59,709	

MARKET ADJUSTMENTS

BLD DATE	XF DATE	INC DATE

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1		Tax Dist:
BUILDING MARKET VALUE		59,709
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		9,300
TOTAL MARKET VALUE		69,009
SOH/AGL Deduction		0
ASSESSED VALUE		69,009
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		69,009
TOTAL JUST VALUE		69,009
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1438/1959	5/26/2021	WD	Q	I	01	112,500

GRANTOR: BUCHANAN CONSTANCE M

GRANTEE: TRISKAL LLC

1425/768 11/09/2020 WD U I 30 100

GRANTOR: BUCHANAN JAMES M

GRANTEE: BUCHANAN CONSTANCE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= N7 W31 S7 E31\$ BAS= W31S38 CAN= S6 E31 N6 W10 N4 W10S4 W11\$ E11 N4 E10S4 E10 N38\$.

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	1700	C	1STORY OFF	0		*C-CBD	31.00	50.00	1,550.00	SF		1.00	1.00	1.00	6.00	6.00	9,300							

REVIEW DATE 04/11/2016 BY ME

Total Acres: 0.04 Total Land Value: 9,300 Market: 0 Agricultural: 0 Common: 9,300 PRINTED 11/18/2025 BY SYS