COMM SE COR OF SEC, RUN N 1414.3
ON S R/W LINE SW BASCOM NORRIS D
MARVIN BURNETT RD), RUN NW ALONG

RUTHERFORD & STRICKLAND LAKE CITY LLC
P O BOX 191
MADISON, FL 32341

2026

01-4S-16-02701-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

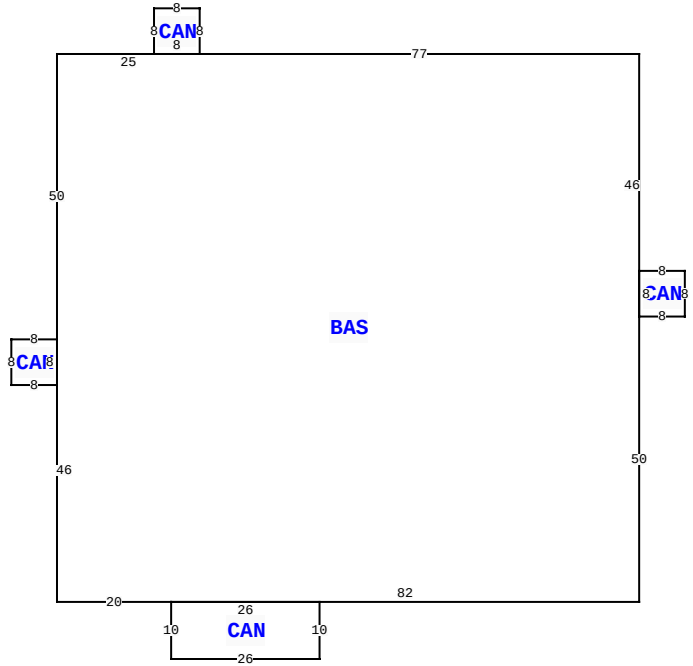
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	15	HARDTILE 40
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		20 100
Frame	04	REIN CONC 100
Story Height		18 100
RMS		9 100
Stories	1.	1. 100
Units		0 100
Quality	06	06
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	9,792	100		9,792	875,280
CAN	64	30		19	1,698
CAN	64	30		19	1,698
CAN	64	30		19	1,698
CAN	260	30		78	6,972
TOTALS	10,244			9,927	887,346

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	9,927	131.2946	97.16	964,507	2008	2015	0	0	0	8.00	92.00

1 OFFICE LOW 0% - 0 Heated Area: 9792 HX Base Yr



1348 SW BASCOM NORRIS DR, 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	887,346
TOTAL MARKET OB/XF VALUE	45,331
TOTAL LAND VALUE - MARKET	198,960
TOTAL MARKET VALUE	1,131,637
SOH/AGL Deduction	0
ASSESSED VALUE	1,131,637
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,131,637
TOTAL JUST VALUE	1,131,637
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,141,283

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20-0185	REMODEL	2,765	04/06/2020
575	COMMERCIAL	95	04/09/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1143/2246	2/21/2008	WD	Q	V	03	395,000

GRANTOR: WESTFIELD INVESTMENT

GRANTEE: RUTHERFORD & STRICK

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W77 CAN= N8 W8 S8 E8$ W25 S50 CAN= W8 S8 E8 N8$ S46 E20 CAN= S10E26 N10 W26$ E82 N50 CAN= E8 N8 W8 S8$ N46$.

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	0260	PAVEMENT-A	0	0	0	0	23,616.00	UT	1.85	1.85	90	2008	2008	3	90	39,321	
2	0164	CONC BIN	0	0	0	0	320.00	UT	14.00	14.00	100	2008	2008	3	100	4,480	
3	0166	CONC,PAVMT	0	0	0	0	510.00	UT	3.00	3.00	100	2008	2008	3	100	1,530	

LAND DESCRIPTION

TOTAL OB/XF 45,331

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	1700	C	1STORY OFF	0		00	0.00	0.00	63,162.00	SF		1.00	1.00	1.40	2.25	3.15	198,960							

REVIEW DATE 08/21/2023 BY JB Total Acres: 1.45 Total Land Value: 198,960 Market: 0 Agricultural: 0 Common: 198,960 PRINTED 11/18/2025 BY SYS