

SOUTHERN STONE COMMUNICATIONS
OF FLORIDA LLC, 1410 LPGA BLVD STE 148
DAYTONA BEACH, FL 32117

02-3S-16-01936-000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

Roof Structure

Roof Cover

Interior Wall

Interior Floor

Interior Floor

Ceiling

Air Condition

Heating Type

Fixtures

Frame

Story Height

RMS

Stories

Units

Condition Adj

15

03

03

05

14

08

02

03

04

03

1.

03

CONC BLOCK 100

GABLE/HIP 100

COMP SHNGL 100

DRYWALL 100

CARPET 90

SHT VINYL 10

F.NOT SUS 100

CENTRAL 100

AIR DUCTED 100

2 100

MASONRY 100

10 100

7 100

1. 100

0 100

03 100

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

05 05

9100UTILITIES

06

2316.00

1.00/

1,140

100

1,140

44,410

03

03

03

05

14

08

02

03

04

03

1.

03

CONC BLOCK 100

GABLE/HIP 100

COMP SHNGL 100

DRYWALL 100

CARPET 90

SHT VINYL 10

F.NOT SUS 100

CENTRAL 100

AIR DUCTED 100

2 100

MASONRY 100

10 100

7 100

1. 100

0 100

03 100

TOTALS

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

1,170

1,149

44,761

5348 NW US HIGHWAY 41 , LAKE CITY

100

1995

1995

3

100

1,200

1

0294

SHED WOOD/

0

0

12

24

1.00

UT

0.00

0.00

100

1995

1995

3

100

1,200

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

4900

04

1,149

95.7180

70.83

81,384

1995

1995

0

0

0

45.00

55.00

MARKET ADJUSTMENTS

HEATED AREA

HX BASE YR

1 OFFICE LOW

0% - 0

Heated Area: 1140

HX Base Yr

VALUATION BY

Tax Group:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

3

44,761

1,200

31,500

77,461

0

77,461

0

77,461

77,461

0

0

79,903

SALE:2:1: 2.50 ACRES

SALE:1:1: \$.70 STAMPS

PERMIT NUM

DESCRIPTION

AMT

ISSUED

000052227

Communications To

40,000

01/31/2025

000048469

Electrical Servic

0

10/23/2023

000046893

Electrical Servic

2,200

04/03/2023

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

1248/1088

1/01/2013

QC

U

I

11

0

GRANTOR: BLACK CROW MEDIA OF V

GRANTEE: SOUTHERN STONE COMM

0922/1108

2/15/2001

WD

Q

I

03

200,000

GRANTOR: SOUTHERN BROADCAST GR

GRANTEE: RTG MEDIA LLC (TOWE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 S30 E16 FOP= S5 E6 N5 W6\$ E22 N30\$.

LAND DESCRIPTION

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

9105

C

TOWER SITE

0

A-1

0.00

0.00

1.00

AC

1.00

1.00

1.00

10,000.00

10,000.00

10,000

2

9100

C

UTILITY

0

A-1

0.00

0.00

2.15

AC

1.00

1.00

1.00

10,000.00

10,000.00

21,500

REVIEW DATE

12/11/2023

BY

mark

Total Acres: 3.15

Total Land Value: 31,500

Market: 0

Agricultural: 0

Common: 31,500

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