COMM SW COR OF NE1/4, RUN E 862.
RUN N 200 FT, E 300 FT TO W R/W
W 300 FT TO POB.

KINJAC CORPORATION THE
P O BOX 157
MADISON, FL 32341-0157

2025

03-6S-17-09561-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1001	MISC COMMERCIAL	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	3617.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

14118 S US HIGHWAY 441 , LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	15,038
TOTAL LAND VALUE - MARKET	165,308
TOTAL MARKET VALUE	180,346
SOH/AGL Deduction	0
ASSESSED VALUE	180,346
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	180,346
TOTAL JUST VALUE	180,346
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	334,849

SALE:4:1: DEED FOR 6 COLUMBIA CO/1 SUWANNEE CO PAR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050707	Demolition	75,000	08/29/2024
27767	REMODEL	240	04/23/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0879/1961	10/01/1998	WD	Q	I	01	0
GRANTOR: JOHNSON & JOHNSON INC						
GRANTEE: KINJAC INC (CORP'S						
0866/2069	10/01/1998	WD	Q	I	02	5,145,000
GRANTOR: BEHRENWALD ENTERPRISE						
GRANTEE: JOHNSON & JOHNSON I						

BUILDING NOTES

BUILDING DIMENSIONS

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	0253	LIGHTING	0	0	0	0	1.00	UT	1,000.00	1,000.00	50	0	0	3	50	500	
2	0166	CONC,PAVMT	0	0	35	35	1,225.00	UT	1.60	1.60	100	0	0	3	100	1,960	
3	0260	PAVEMENT-A	0	0	185	70	12,950.00	UT	0.90	0.90	50	0	0	3	50	5,828	
4	0260	PAVEMENT-A	0	0	100	80	8,000.00	UT	0.90	0.90	50	0	0	3	50	3,600	
5	0260	PAVEMENT-A	0	0	100	70	7,000.00	UT	0.90	0.90	50	0	0	3	50	3,150	

LAND DESCRIPTION

TOTAL OB/XF 15,038

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	1001	C	MISC COMMERC	0		CHI	0.00	0.00	60,112.00	SF		1.00	1.00	1.00	2.75	2.75	165,308							

REVIEW DATE 09/28/2017 BY BC Total Acres: 1.38 Total Land Value: 165,308 Market: 0 Agricultural: 0 Common: 165,308 PRINTED 04/30/2025 BY SYS