COMM SW COR OF NORTH FLORIDA
PROFESSIONAL PARK S/D, RUN S
ALONG E R/W US-41 1514.56 FT

ASLAN ASSOCIATION INC
7205 NW 47TH CT
GAINESVILLE, FL 32606

2026

05-4S-17-07610-212

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5417.00	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

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	129,665
TOTAL MARKET VALUE	129,665
SOH/AGL Deduction	0
ASSESSED VALUE	129,665
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	129,665
TOTAL JUST VALUE	129,665
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	129,665

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1861	COMMERCIAL	2,047	07/10/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0901/1149	4/28/2000	WD	Q	V		208,100

GRANTOR: COLUMBIA INVESTORS LL

GRANTEE: ASLAN ASSOCIATION 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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1000	C	VACANT COMME	0		CI	0.00	0.00	57,629.00	SF		1.00	1.00	1.00	2.25	2.25	129,665							

REVIEW DATE 09/29/2016 BY DF Total Acres: 1.32 Total Land Value: 129,665 Market: 0 Agricultural: 0 Common: 129,665 PRINTED 11/05/2025 BY SYS