

COMM SW COR OF NW1/4 OF NW1/4, R
TO E R/W US-41, RUN N 215 FT FOR
FT, E 262.64 FT, S 112 FT, W 285

WALKER & WALKER HOLDINGS LLC
1541 SE 17TH STREET
OCALA, FL 34471

2026

08-4S-17-08184-003



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 70
Exterior Wall	32	HARDIE BRD 30
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures	10	100
Frame	03	MASONRY 100
Story Height	14	100
RMS	11	100
Stories	1.	1. 100
Units	5	100
Condition Adj	03	03 100

Quality 05 05

DOR CODE 1600COMMUNITY SHOPPING

MAP NUM MKT AREA 06

NEIGHBORHOOD/LOC 8417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	24,675
BAS	800	100		800	27,416
BAS	960	100		960	32,900
BAS	1,000	100		1,000	34,271
BAS	1,200	100		1,200	41,125
CAN	585	30		176	6,032

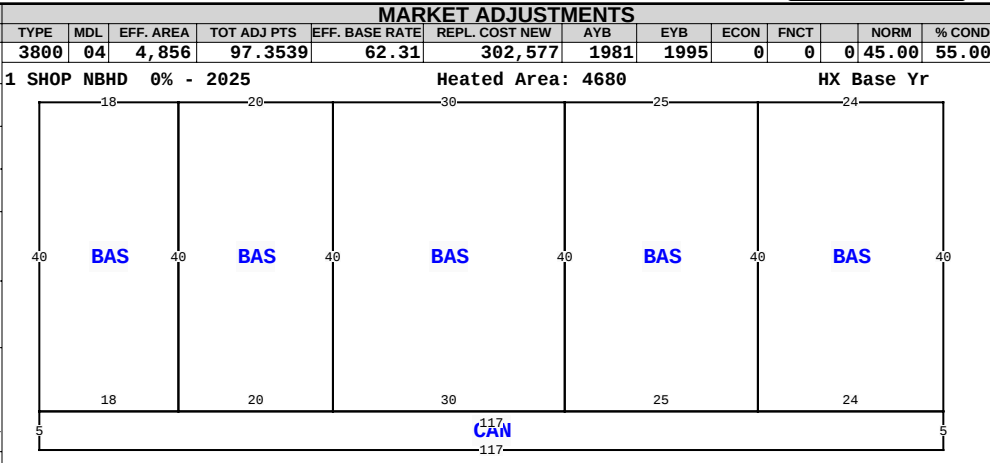
TOTALS 5,265 4,856 166,417

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 0260 PAVEMENT-A 0 0 0 0 1.00 UT 0.00 0.00 100 0 0 3 100 6,300

2 0070 CARPORT UF 0 0 12 20 240.00 UT 2.00 2.00 100 2008 2008 3 100 480



117 CAN

117

2057 SW MAIN BLVD, LAKE CITY

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

GRANTEE: WALKER & WALKER HOL

1308/0641 1/15/2016 WD Q I 01 303,000

GRANTOR: LAKSHMI RAVINDRA & SA

GRANTEE: 2057 SW MAIN BLVD L

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-49,0] N40 W30 S40 E30 \$

BAS=[ORIG=-24,0] N40 W25 S40 E25 \$

BAS=[ORIG=0,0] N40 W24 S40 E24 \$

BAS=[ORIG=-79,0] N40 W20 S40 E20 \$

BAS=[ORIG=-99,0] N40 W18 S40 E18 \$

CAN=[ORIG=0,0] S5 W117 N5 E117 \$

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COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY STANDARD

Tax Group: 2 Tax Dist:

BUILDING MARKET VALUE 166,417

TOTAL MARKET OB/XF VALUE 6,780

TOTAL LAND VALUE - MARKET 97,638

TOTAL MARKET VALUE 270,835

SOH/AGL Deduction 0

ASSESSED VALUE 270,835

TOTAL EXEMPTION VALUE 0

BASE TAXABLE VALUE 270,835

TOTAL JUST VALUE 270,835

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 279,913

BLDG:5:1: USDA

BLDG:4:1: LAKE CITY POSTAL CENTER

BLDG:2:1: VOC OF REHAB

PERMIT NUM DESCRIPTION AMT ISSUED

000052038 Electrical Servic 2,400 01/10/2025

33724 MAINT/ALTR 335 01/27/2016

30403 RECONNECT 75 08/21/2012

29864 MAINT/ALTR 75 01/09/2012

9323 RECONNECT 50 02/03/1995

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE

1532/700 12/31/2024 WD U I 11 100

GRANTOR: 2057 SW MAIN BLVD LLC

GRANTEE: WALKER & WALKER HOL

1308/0641 1/15/2016 WD Q I 01 303,000

GRANTOR: LAKSHMI RAVINDRA & SA

GRANTEE: 2057 SW MAIN BLVD L