E DIV: BEG 47.12 FT W OF INTERS
ST & MURRAY ST, RUN W 170.74 FT,
FT, E 30.89 FT, N 98.51 FT, E 11

MODERN DAY WARRIORS MINISTRIES INC
931 NE CATAWBA AVE
LAKE CITY, FL 32055

2026

33-3S-17-13005-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

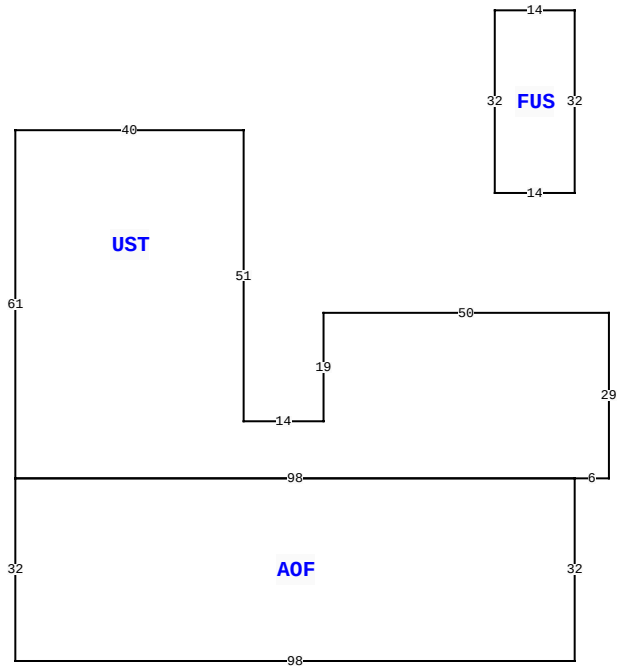
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	08	WD OR PLY 20
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		4 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
Condition Adj	01	01 100
Quality	03	03
DOR CODE	7100	CHURCHES-EX
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	860317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	3,136	150		4,704	69,299
FUS	448	100		448	6,600
UST	4,030	50		2,015	29,685
TOTALS	7,614			7,167	105,584

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
3500	06	7,167	58.4640	36.83	263,961	1955	1955	0	0	10	50.00	40.00

1 STORE RETL 0% - 0 Heated Area: 3584 HX Base Yr



914 E DUVAL ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		105,584
TOTAL MARKET OB/XF VALUE		800
TOTAL LAND VALUE - MARKET		49,639
TOTAL MARKET VALUE		156,023
SOH/AGL Deduction		0
ASSESSED VALUE		156,023
TOTAL EXEMPTION VALUE	02	156,023
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		156,023
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		156,023

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1363/1848	7/02/2018	WD	Q	I	01	150,000
GRANTOR: FLORIDA HOLDINGS TRUS						
GRANTEE: MODERN DAY WARRIORS						
1289/0255	1/15/2015	WD	U	I	11	100
GRANTOR: LASTER C FAULKNER						
GRANTEE: FLORIDA HOLDINGS TR						

BUILDING NOTES

BUILDING DIMENSIONS

UST= E6 N29 W50 S19 W14 N51 W40 S61 AOF= S32 E98 N32 W98$ E98
PTR= N50 FUS= N32 W14 S32 E14$ S50$.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 800

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	7100	C	CHURCH	0		*CG	170.00	110.00	18,700.00	SF		1.00	1.00	1.00	2.50	2.50	46,750							
2	1000	C	VACANT COMME	0			0.00	0.00	2,889.00	SF		1.00	1.00	1.00	1.00	1.00	2,889							

REVIEW DATE 12/05/2016 BY DF Total Acres: 0.50 Total Land Value: 49,639 Market: 0 Agricultural: 0 Common: 49,639 PRINTED 11/18/2025 BY SYS