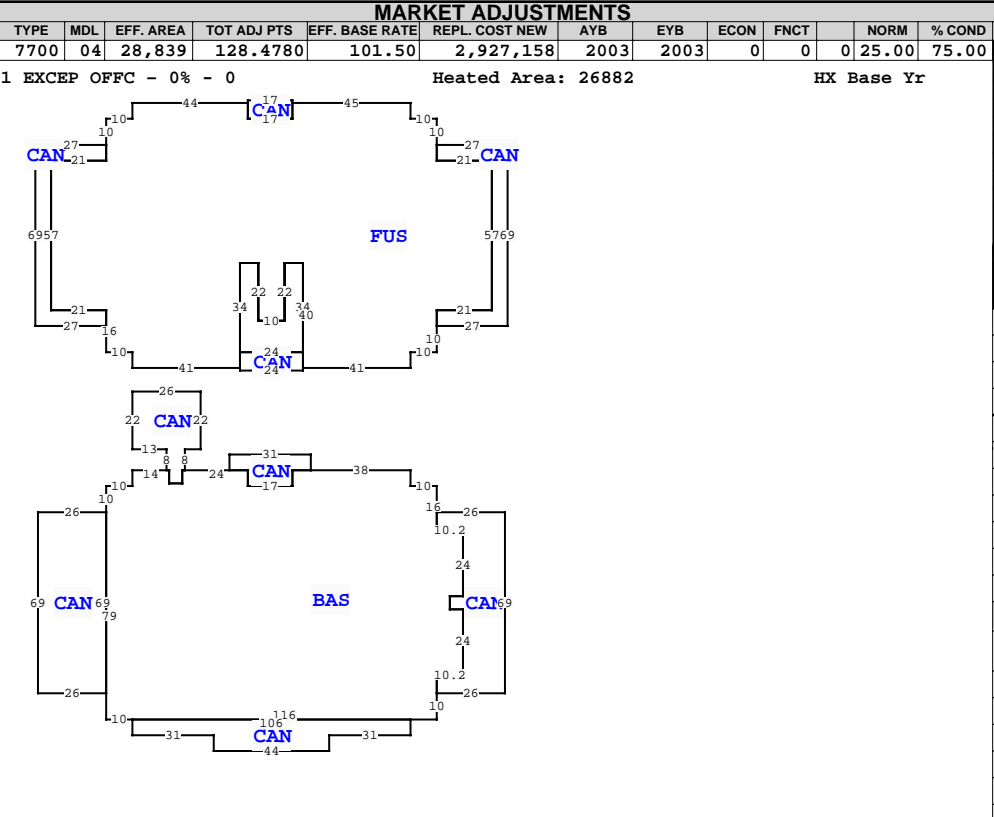




ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	09	RIDGE FRME 100
Roof Cover	14	PREFIN MT 100
Interior Wall	08	DECORATIVE 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Ceiling	01	FIN.SUSPND 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		41 100
Frame	06	FIREPROOF 100
Story Height		10 100
RMS		55 100
Stories	2.	2. 100
Units		0 100
Condition Adj	03	03 100



\*\* This building has 11 Sub-Areas

BLD DATE	06/29/2006	CP	LGL DATE	
XF DATE			LAND DATE	04/09/2024
INC DATE			AG DATE	MLU

Quality	06	06			
DOR CODE	2300	FINANCIAL BLDG			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	34316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	12,248	100		12,248	932,379
CAN	119	30		36	2,741
CAN	168	30		50	3,806
CAN	288	30		86	6,547
CAN	653	30		196	14,921
CAN	666	30		200	15,225
CAN	666	30		200	15,225
CAN	900	30		270	20,554
CAN	1,269	30		381	29,004
CAN	1,794	30		538	40,955
TOTALS	33,405			28,832	195,368

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	68,817.00	UT	0.99	0.99	100	2003	2003	3	100	68,129	
2	0168	PNEUMATIC	0	0	0	0	2.00	UT	10,000.00	10,000.00	100	2003	2003	3	100	20,000	
3	0332	VAULT DOOR	0	0	0	0	1.00	UT	0.00	0.00	100	2003	2003	3	100	15,000	
4	0166	CONC, PAVMT	0	0	0	0	6,751.00	UT	1.80	1.80	100	2003	2003	3	100	12,152	
5	0164	CONC BIN	0	0	54	11	594.00	UT	8.50	8.50	100	2003	2003	3	100	5,049	
6	0253	LIGHTING	0	0	0	0	16.00	UT	1,000.00	1,000.00	100	2003	2003	3	100	16,000	
7	0166	CONC, PAVMT	0	0	0	0	300.00	UT	2.50	2.50	100	2006	2006	3	100	750	
8	0260	PAVEMENT-A	0	0	0	0	12,880.00	UT	1.35	1.35	100	2006	2006	3	100	17,388	
9	0253	LIGHTING	0	0	0	0	6.00	UT	1,500.00	1,500.00	100	2006	2006	3	100	9,000	

4424 NW AMERICAN LN, LAKE CITY																
TOTAL OB/XF 163,468																

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	2300	C	FINANCIAL	0			0.00	0.00	165,699.00	SF	1.00	1.00	0.90	10.00	9.00	1,491,291							

REVIEW DATE 04/17/2024 BY TP Total Acres: 3.80 Total Land Value: 1,491,291 Market: 0 Agricultural: 0 Common: 1,491,291 PRINTED 06/20/2025 BY SYS																						
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COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	3,125,834		
TOTAL MARKET OB/XF VALUE	163,468		
TOTAL LAND VALUE - MARKET	1,491,291		
TOTAL MARKET VALUE	4,780,593		
SOH/AGL Deduction	0		
ASSESSED VALUE	4,780,593		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	4,780,593		
TOTAL JUST VALUE	4,780,593		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	4,769,707		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6	ADDN COMM	50	01/18/2007
3611	ADDN COMM	1,110	02/28/2006
3285	COMMERCIAL	5,097	07/05/2005
2366	COMMERCIAL	11,872	05/17/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0920/0582	2/06/2001	WD Q	Q	V		525,000

GRANTOR: CRAPPS & COLE AS TRUS  
GRANTEE: FIRST FEDERAL SAVIN

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W10 N6 W38 CAN= N6 W31 S6 E7 S6 E17 N6 E7\$ W7 S6 W17 N6 W24 CAN= N8 E6 N22 W26 S22 E13 S8 E1 S5 E5 N5 E1\$ W1 S5 W5 N5 W14 S6 W10 S10 CAN= W26 S69 E26 N69\$ S79 E10 CAN= S6 E31 S6 E44 N6 E31 N6 W106\$ E116 N10 CAN= E26 N69 W26 S6 R10 D2 S24 W5 S5 E5 S24 D2 L10 S6\$ N6 R10 U2 N24 W5 N5 E5 N24 U2 L10 N16\$ PTR= N130 FUS= N10 W10 N6 W45 CAN= N1 W17 S7 E17 N6\$ S6 W17 N6 W44 S6 W10 S10 CAN= W27 S69 E27 N6 W21 N57 E21 N6\$ S6 W21 S57 E21 S16 E10 S6 E41 CAN= S1 E24 N7 W24 S6\$ N6 E24 N34 W7 S22 W10 N22 W7 S34 N34 E7 S22 E10 N22 E7 S40 E41 N6 E10 N10 CAN= E27 N69 W27 S6 E21 S57 W21 S6\$ N6 E21 N57 W21 N6\$ S130\$.	

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	16	WD FR STUC	10
Roof Structure	09	RIDGE FRME	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		12	100
Frame	06	FIREPROOF	100
Story Height		10	100
RMS		22	100
Stories	2.	2.	100
Units		0	100
Condition Adj	03	03	100
Quality	06	06	
DOR CODE	2300 FINANCIAL BLDG		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	5,612	100	
CAN	115	30	
CAN	115	30	
CAN	115	30	
CAN	115	30	
FUS	5,472	100	
FUS	140	100	2024
TOTALS	11,684		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
7700	04	11,360	128.0047	101.12	1,148,723	2006	2006	0	0	19.00	81.00		
2 EXCEP OFFC - 0% - 0 Heated Area: 11224 HX Base Yr													

COLUMBIA COUNTY PROPERTY		PAGE 2 of 2	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	3,125,834		
TOTAL MARKET OB/XF VALUE	163,468		
TOTAL LAND VALUE - MARKET	1,491,291		
TOTAL MARKET VALUE	4,780,593		
SOH/AGL Deduction	0		
ASSESSED VALUE	4,780,593		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	4,780,593		
TOTAL JUST VALUE	4,780,593		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	4,769,707		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0920/0582	2/06/2001	WD Q	Q	V		525,000
GRANTOR: CRAPPS & COLE AS TRUS						
GRANTEE: FIRST FEDERAL SAVIN						

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[ORIG=0,0] W6 N5 W5 N5 W24 W47 S5 W5 S5 W6 S44 E6 S5 E5 S5 E24 E47 N5 E5 N5 E6 N44 \$			
FUS=[ORIG=20,0] S44 E6 S5 E5 S5 E24 E6 N14 E10 S14 E31 N5 E5 N5 E6 N44 W6 N5 W5 N5 W24 W47 S5 W5 S5 W6 \$			
CAN=[ORIG=-35,-10] N5 W23 S5 E23 \$			
CAN=[ORIG=-58,54] S5 E23 N5 W23 \$			
CAN=[ORIG=55,54] S5 E23 N5 W23 \$			
CAN=[ORIG=78,-10] N5 W23 S5 E23 \$			
PTR=[ORIG=0,0] E20 W20 \$			
FUS=[YR=2024;ORIG=61,54] N14 E10 S14 W10 \$			

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

LAND DESCRIPTION														TOTAL OB/XF										
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