

LOT 6C FOREST PLANTATION COMMERC
TD 1026-31,

THREE RIVERS LEGAL SERVICES
1000 NE 16TH AVE, BLDG 1
GAINESVILLE, FL 32601

2026

34-3S-16-02461-606



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures	7	100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		14 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100

Quality	06	06
DOR CODE	1700OFFICE BLD 1STY	
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	3,432	100		3,432	204,038
CAN	65	30		20	1,189
UOP	65	20		13	773

TOTALS	3,562			3,465	206,000
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	0	97	5			485.00
2	0260	PAVEMENT-A	0	0	0	0			5,396.00

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

4900043,465104.339077.21267,533200520050023.0077.00

1 OFFICE LOW 0% - 0Heated Area: 3432HX Base Yr

32

20

66

66

19

33

13

13

UOP

BAS

CAN

334 NW LAKE CITY AVE, LAKE CITY				BLD DATE				LGL DATE		
				XF DATE				LAND DATE		
				INC DATE				AG DATE		
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
485.00	UT	2.00	2.00	100	2005	2005	3	100	970	
5,396.00	UT	1.10	1.10	100	2005	2005	3	100	5,936	