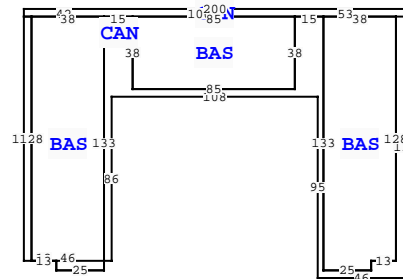
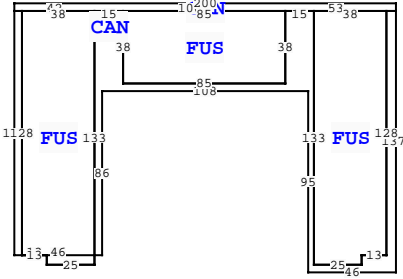




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 100
Roof Structur	04 WOOD TRUSS 100
Roof Cover	04 BUILT-UP 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	15 HARDTILE 10
Air Condition	02 WINDOW 100
Heating Type	03 FORCED AIR 100
Fixtures	147 100
Frame	03 MASONRY 100
Story Height	8 100
RMS	0 100
Stories	0 100
Units	94 100
Condition Adj	03 03 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MOTEL	0%	- 0									

Heated Area: 26416 HX Base Yr



Quality	04 04				
DOR CODE	3900HOTELS/MOTELS				
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	3,230	100		3,230	67,145
BAS	4,989	100		4,989	103,711
BAS	4,989	100		4,989	103,711
CAN	800	30		240	4,989
CAN	800	30		240	4,989
CAN	3,518	30		1,055	21,931
CAN	3,518	30		1,055	21,931
FUS	3,230	100		3,230	67,145
FUS	4,989	100		4,989	103,711
FUS	4,989	100		4,989	103,711
TOTALS	35,052			29,006	602,977

3835 W US HIGHWAY 90 , LAKE CITY

BLD DATE	LGL DATE	
XF DATE	LAND DATE	04/09/2024 MLU
INC DATE	AG DATE	

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	37,500.00	37,500.00	50	1993	1993	3	50	18,750	
2	0270	POOL COMM	0	0	0	0	610.00	UT	85.00	85.00	100	1993	1993	3	40	20,740	
3	0140	CLFENCE	6	0	0	0	184.00	UT	4.50	4.50	100	1993	1993	3	100	828	
4	0140	CLFENCE	6	0	0	0	558.00	UT	4.50	4.50	100	1993	1993	3	100	2,511	
5	0253	LIGHTING	0	0	0	0	2.00	UT	500.00	500.00	100	1993	1993	3	100	1,000	

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		602,977	
TOTAL MARKET OB/XF VALUE		43,829	
TOTAL LAND VALUE - MARKET		1,031,693	
TOTAL MARKET VALUE		1,678,499	
SOH/AGL Deduction		0	
ASSESSED VALUE		1,678,499	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		1,678,499	
TOTAL JUST VALUE		1,678,499	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		1,678,499	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053435	Roof Replacement	89,025	06/23/2025
000046714	Roof Replacement	93,239	03/10/2023
29875	MAINT/ALTR	35	01/13/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1157/0736	8/25/2008	WD Q	Q	I		2,500,000
GRANTOR: KRISHNA OF LAKE CITY						
GRANTEE: DADA BHAGVAN LLC						
1097/2491	9/29/2006	WD Q	Q	I		2,450,000
GRANTOR: JANET S & JAMES RIVER						
GRANTEE: KRISHNA OF LAKE CIT						

BUILDING NOTES

BUILDING DIMENSIONS
CAN= W5 BAS= S128 W13 S5 W25N133 E38\$ W53 BAS= S38 W85 N38 E85\$ W100 BAS= S133 W25 N5 W13 N128 E38\$ W42 N4 E200 S4\$ CAN= S137 W46 N95 W108 S86 W46 N128 E4 S128 E13 S5 E25N133 E15 S38 E85 N38 E15 S133 E25N5 E13N128 PTR= N200 CAN= W5 FUS= S128 W13 S5W25N133 E38\$ W53 FUS= S38 W85 N38 E85\$ W100 FUS= S133W25 N5 W13 N128 E38\$ W42 N4 E200 S4\$ CAN= S137 W46 N95W108 S86 W46 N128 E4 S128 E13 S5 E25 N133 E15 S38 E85 N38 E15 S133 E25 N5 E13 N128 E5\$ S200. E5\$.

LAND DESCRIPTION																								
TOTAL OB/XF 43,829																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	3900	C	MOTEL	0		CHI	250.00	300.00	87,500.00	SF		1.00	1.00	1.10	10.00	11.00	962,500							
2	3900	C	MOTEL	0		00	0.00	0.00	60,168.00	SF		1.00	1.00	1.00	1.15	1.15	69,193							