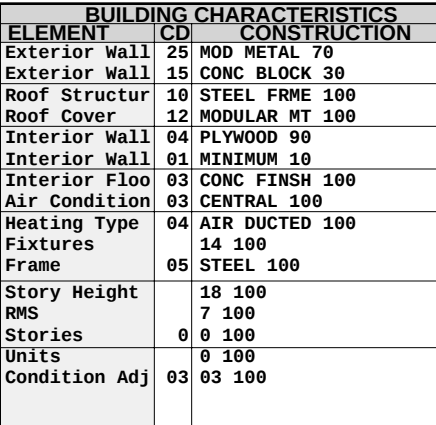


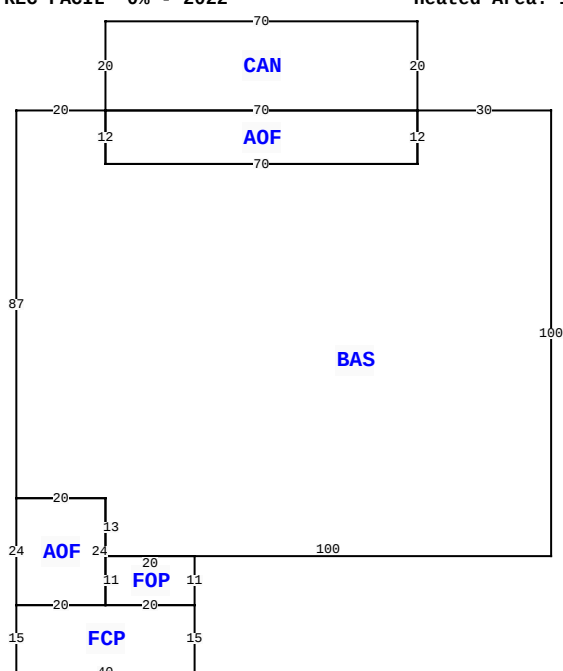
FLORIDA GATEWAY COLLEGE
149 SE COLLEGE PL
LAKE CITY, FL 32025

34-3S-17-06875-003



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	480	110		528	13,646
AOF	840	110		924	23,881
BAS	10,900	100		10,900	281,711
CAN	1,400	30		420	10,855
FCP	600	30		180	4,652
FOP	220	30		66	1,706

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
5800	04	13,018	95.7306	51.69	672,900	1989	1989	0	0	50.00	50.00
1 REC FACT		0% - 2022		Heated Area: 12220				HX Base Yr			



279 NE JONES WAY, LAKE CITY	XF DATE		LAND DATE	
	INC DATE		AG DATE	

[illegible][illegible]

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		2	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 2			Tax Dist:					
BUILDING MARKET VALUE				336,450				
TOTAL MARKET OB/XF VALUE				34,924				
TOTAL LAND VALUE - MARKET				71,120				
TOTAL MARKET VALUE				442,494				
SOH/AGL Deduction				0				
ASSESSED VALUE				442,494				
TOTAL EXEMPTION VALUE			05	442,494				
BASE TAXABLE VALUE				0				
TOTAL JUST VALUE				442,494				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				442,494				
XFOB:5:1: BASKETBALL COURT								
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
1445/602		8/12/2021		WD	U	I	30	100
GRANTOR:THE FOUNDATION FOR FL								
GRANTEE:FLORIDA GATEWAY COL								
1401/1545		12/19/2019		WD	U	I	17	100
GRANTOR:ROTARY CLUB OF LAKE C								
GRANTEE:THE FOUNDATION FOR								
BUILDING NOTES								
BUILDING DIMENSIONS								
AOF= W70S12E70N12SBAS= S12 W70 N12 W20 S87 AOF= S24 E20 N24								
W20S E20 S13 FOP= S11 FCP= W20 S15 E40 N15 W20S E20N11 W20S								
E100 N100 W30S CAN= N20 W70 S20 E70S.								

REVIEW DATE	03/13/2020	BY	CP	Total Acres: 5.08	Total Land Value: 71,120	Market: 0	Agricultural: 0	Common: 71,120	PRINTED 09/30/2025 BY SYS
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