COMM SE COR SEC 34, RUN N 67 DEG
N R/W SR-100 TO POB, RUN NW'ERLY
571.15 FT, N 334.63 FT EAST 258.

KEN'S BAR B QUE INC
795 SE STATE RD 100
LAKE CITY, FL 32025

**2026**

**34-3S-17-07026-000**

## COLUMBIA COUNTY PROPERTY



## BUILDING CHARACTERISTICS

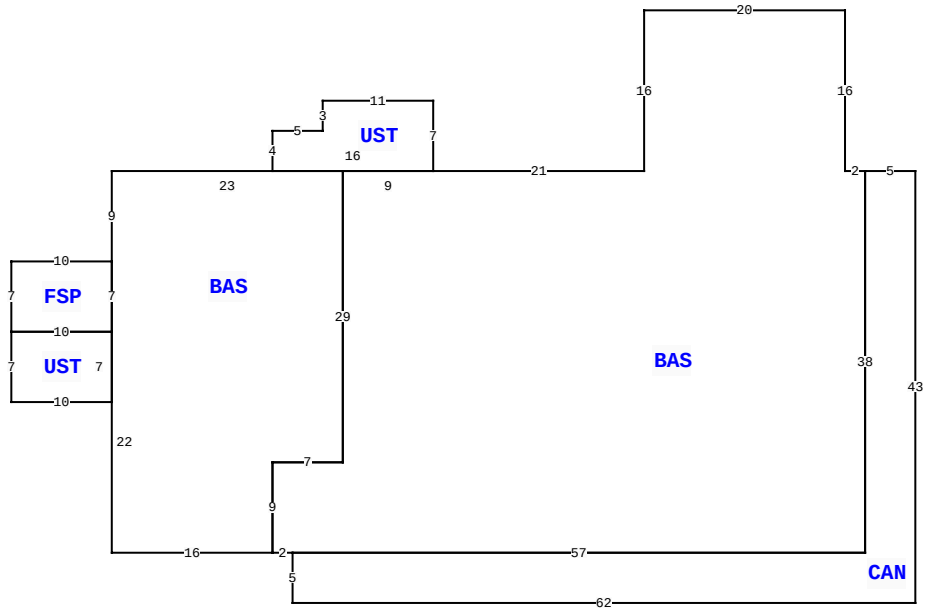
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 70 |
| Exterior Wall | 19 | COMMON BRK 30 |
| Roof Structur | 04 | WOOD TRUSS 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 04 | PLYWOOD 50 |
| Interior Wall | 06 | CUST PANEL 50 |
| Interior Floo | 10 | TERRAZZO 100 |
| Ceiling | 02 | F.NOT SUS 100 |
| Air Condition | 06 | ENG CENTRL 100 |
| Heating Type | 09 | ENG F AIR 100 |
| Fixtures | | 8 100 |
| Frame | 03 | MASONRY 100 |
| Story Height | | 10 100 |
| RMS | | 2 100 |
| Stories | 0 | 0 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Quality | 03 | 03 |
| DOR CODE | 2100 | RESTAURANT/CAFE |
| MAP NUM | | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 34317.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 811 | 100 | | 811 | 25,011 |
| BAS | 2,359 | 100 | | 2,359 | 72,752 |
| CAN | 500 | 30 | | 150 | 4,626 |
| FSP | 70 | 40 | | 28 | 864 |
| UST | 70 | 40 | | 28 | 864 |
| UST | 97 | 40 | | 39 | 1,203 |
| TOTALS | 3,907 | | | 3,415 | 105,318 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 5600 | 04 | 3,415 | 80.1029 | 61.68 | 210,637 | 1970 | 1970 | 0 | 0 | 0 | 50.00 | 50.00 |

1 RESTAURANT 0% - 0 Heated Area: 3170 HX Base Yr




795 SE STATE ROAD 100 , 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: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 105,318 |
| TOTAL MARKET OB/XF VALUE | 8,640 |
| TOTAL LAND VALUE - MARKET | 51,327 |
| TOTAL MARKET VALUE | 165,285 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 165,285 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 165,285 |
| TOTAL JUST VALUE | 165,285 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 165,285 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000050412 | Roof Replacement | 26,000 | 07/22/2024 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0899/2385 | 3/22/2000 | WD | Q | I | | 300,000 |
| GRANTOR: BONESIO, MYERS, ALBER | | | | | | |
| GRANTEE: KEN'S BAR B QUE INC | | | | | | |
| 0786/2170 | 9/24/1993 | PR | U | I | | 0 |
| GRANTOR: BONESIO ESTATE | | | | | | |
| GRANTEE: ALBERTINO, MYERS & | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W20 S16 W21 UST= N7 W11 S3 W5 S4 E16$ W9 BAS= W23 S9FSP= W10 S7 E10 N7$ S7 UST= W10 S7 E10 N7$ S22 E16 N9 E7 N29$ S29 W7 S9 E2 CAN= S5 E62 N43 W5 S38 W57$ E57 N38 W2 N16$.

## 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 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 0 | 1.00 | UT | 10,368.00 | 10,368.00 | 75 | 0 | 0 | 3 | 75 | 7,776 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 12 | 12 | 144.00 | UT | 12.00 | 12.00 | 50 | 2008 | 2008 | 3 | 50 | 864 | |

## LAND DESCRIPTION

TOTAL OB/XF 8,640

| 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 | 2100 | C | RESTAURANT | 0 | | 00 | 0.00 | 0.00 | 54,028.00 | SF | | 1.00 | 1.00 | 1.00 | 0.95 | 0.95 | 51,327 | | | | | | | |

REVIEW DATE 02/02/2017 BY DF Total Acres: 1.24 Total Land Value: 51,327 Market: 0 Agricultural: 0 Common: 51,327 PRINTED 11/21/2025 BY SYS