S1/2 OF OF NW1/4 & W1/2 OF SW1/4
LIES E OF US-41 EX 379 FT OFF N
OFF S SIDE & EX 5.53 AC DESC WD

OLISA PROPERTIES LLC
212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

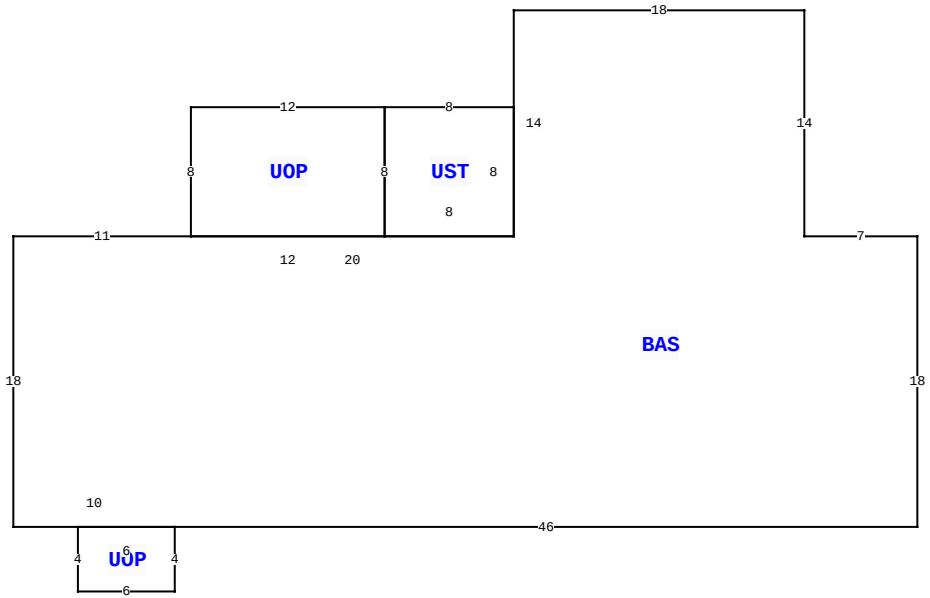
ELEMENT	CD	CONSTRUCTION
Exterior Wall	06	BD/BATTEN 100
Roof Structur		N/A 100
Roof Cover	01	MINIMUM 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	06	VINYL ASB 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100		1,260	56,961
UOP	24	20		5	226
UOP	96	20		19	859
UST	64	45		29	1,311
TOTALS	1,444			1,313	59,357

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,313	62.1000	69.55	91,319	1915	1915	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1260 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

XFOB:3:1: OLD MH LOT 1

BLDG:2:1: LOT 2

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35050	M H	325	03/14/2017
34528	M H	325	10/05/2016
32226	M H	438	08/22/2014
31775	M H	575	02/28/2014
31007	M H	325	05/06/2013
31008	M H	325	05/06/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 N14 W18 S14 UST= W8 N8 E8 S8$ W20 UOP= N8 E12 S8 W12$ W11 S18 E10 UOP= S4 W6 N4 E6$ E46 N18$.

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	0259	MHP HOOKUP	0	0	0	0	8.00	UT	2,150.00	2,150.00	100	0	0	3	100	17,200	

LAND DESCRIPTION

TOTAL OB/XF 17,200

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	0210	C	TRLR PARK	0		A-1	0.00	0.00	8.87	AC		1.00	1.00	0.70	9,500.00	6,650.00	58,986							

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

S1/2 OF OF NW1/4 & W1/2 OF SW1/4
LIES E OF US-41 EX 379 FT OFF N
OFF S SIDE & EX 5.53 AC DESC WD

OLISA PROPERTIES LLC
212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

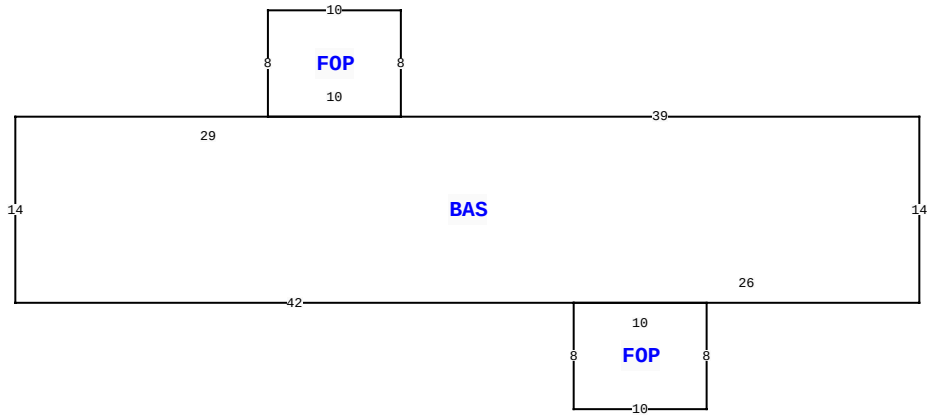
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	952	100		952	22,806
FOP	80	35		28	671
FOP	80	35		28	671
TOTALS	1,112			1,008	24,148

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,008	99.8100	59.89	60,369	1990	1990	0	0	0	60.00	40.00

3 MOBILE HME 0% - 0 Heated Area: 952 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16476	M H	125	01/07/2000
15269	M H	125	03/23/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W39 FOP= N8 W10 S8 E10$ W29 S14 E42 FOP= S8 E10 N8 W10$ E26 N14$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

S1/2 OF OF NW1/4 & W1/2 OF SW1/4
LIES E OF US-41 EX 379 FT OFF N
OFF S SIDE & EX 5.53 AC DESC WD

OLISA PROPERTIES LLC
212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

BUILDING CHARACTERISTICS

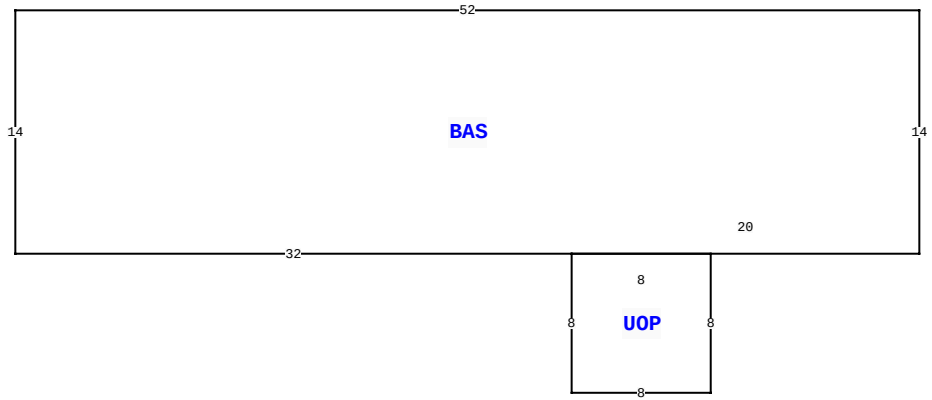
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	15,317
UOP	64	25		16	337
TOTALS	792			744	15,654

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	744	87.6750	52.60	39,134	1983	1983	0	0	0	60.00	40.00

5 MOBILE HME 0% - 0 Heated Area: 728 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S14 E32 UOP= S8 E8 N8 W8$ E20 N14$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

S1/2 OF OF NW1/4 & W1/2 OF SW1/4
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OLISA PROPERTIES LLC
212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

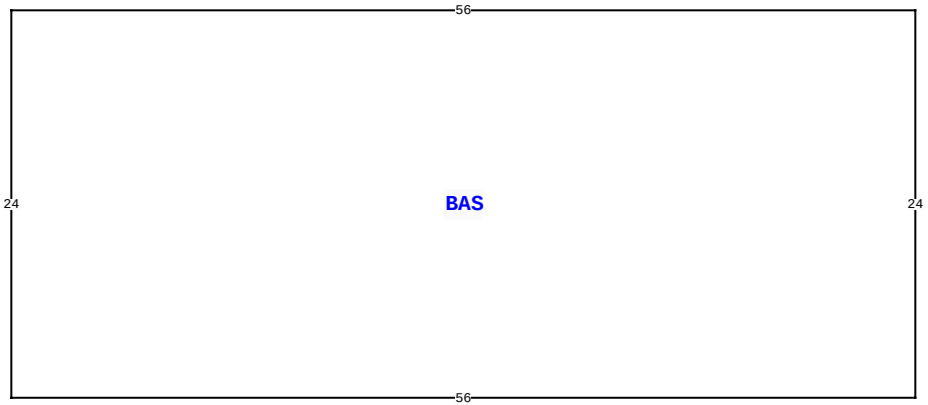
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	28,762
TOTALS	1,344			1,344	28,762

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,344	89.1750	53.50	71,904	1985	1985	0	0	0	60.00	40.00

6 MOBILE HME 0% - 0 Heated Area: 1344 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S24 E56 N24$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

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212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

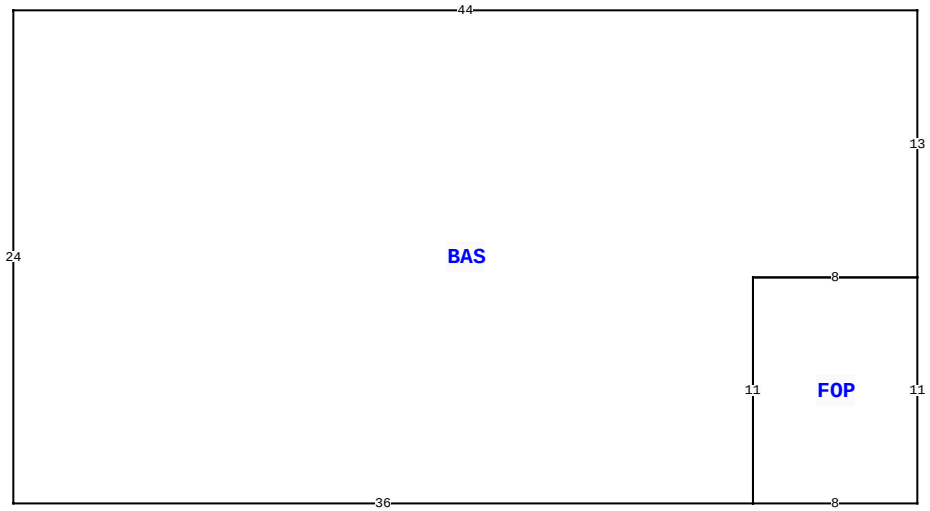
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	968	100		968	18,454
FOP	88	35		31	591
TOTALS	1,056			999	19,045

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	999	79.4250	47.66	47,612	1989	1989	0	0	0	60.00	40.00

7 MOBILE HME 0% - 0 Heated Area: 968 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S24 E36 FOP= E8 N11W8 S11$ N11 E8 N13$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

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COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04

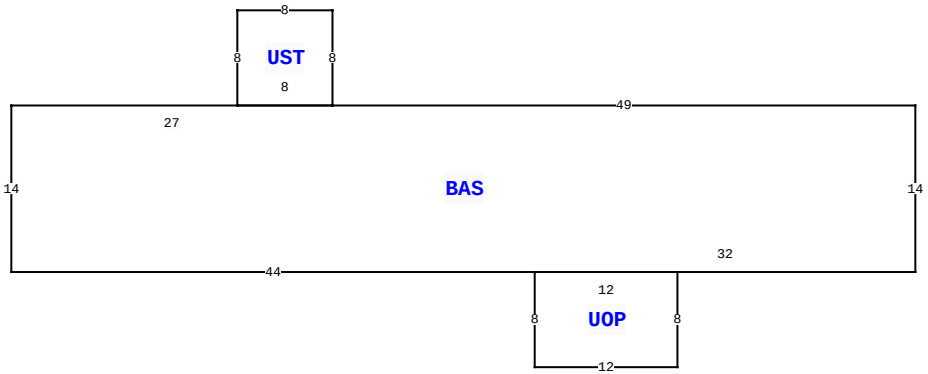
DOR CODE 0128 SFRES/MH PARK
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 34417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100		1,064	27,630
UOP	96	25		24	623
UST	64	45		29	753
TOTALS	1,224			1,117	29,006

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,117	108.2050	64.92	72,516	1996	1996	0	0	0	60.00	40.00

10 MOBILE HME 0% - 0 Heated Area: 1064 HX Base Yr



447 SE DOE GLN, LAKE CITY

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VALUATION SUMMARY

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Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
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TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
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ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

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OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
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GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W49 UST= N8 W8 S8 E8$ W27 S14 E44 UOP= S8 E12 N8 W12$ E32 N14$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

S1/2 OF OF NW1/4 & W1/2 OF SW1/4
LIES E OF US-41 EX 379 FT OFF N
OFF S SIDE & EX 5.53 AC DESC WD

OLISA PROPERTIES LLC
212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03

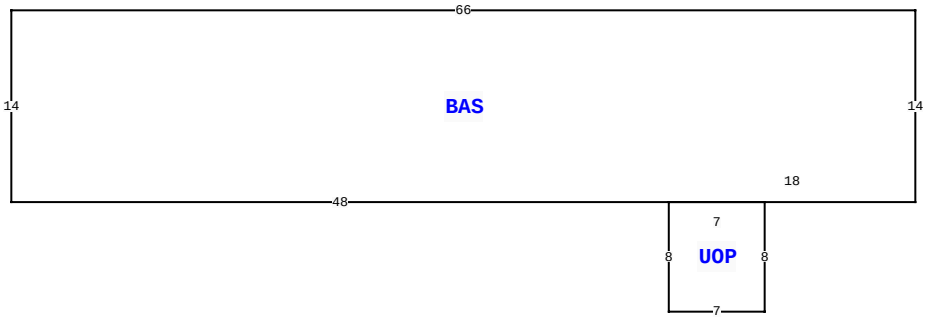
DOR CODE	0128	SFRES/MH PARK
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	22,934
UOP	56	25		14	348
TOTALS	980			938	23,281

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	938	103.4100	62.05	58,203	1990	1990	0	0	0	60.00	40.00

11 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E48 UOP= S8 E7 N8 W7$ E18 N14$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

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212 SW COTTAGE GLN
LAKE CITY, FL 32024

2026

34-4S-17-08980-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03

DOR CODE 0128 SFRES/MH PARK

MAP NUM | MKT AREA 02

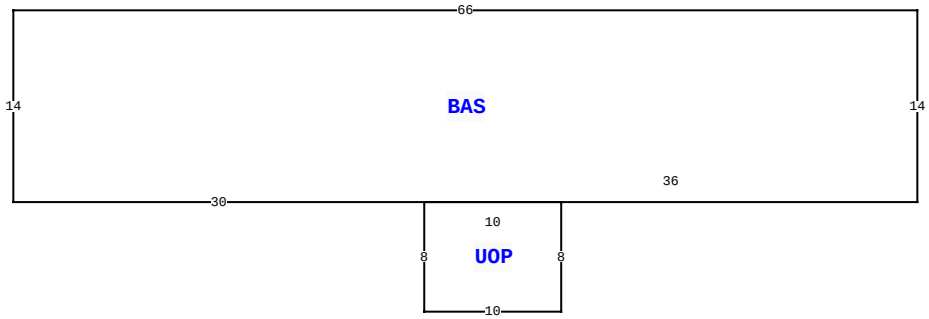
NEIGHBORHOOD/LOC 34417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	21,536
UOP	80	25		20	466
TOTALS	1,004			944	22,003

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	944	97.1100	58.27	55,007	2000	2000	0	0	0	60.00	40.00

12 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	254,313
TOTAL MARKET OB/XF VALUE	17,200
TOTAL LAND VALUE - MARKET	58,986
TOTAL MARKET VALUE	330,499
SOH/AGL Deduction	31,544
ASSESSED VALUE	298,955
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	298,955
TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1252/2566	4/12/2013	PR	Q	I	03	120,000
GRANTOR: NANCY NORTH SMITH- PR						
GRANTEE: OLISA PROPERTIES LL						
0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E30 UOP= S8 E10 N8 W10$ E36 N14$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS

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COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

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Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	04	04

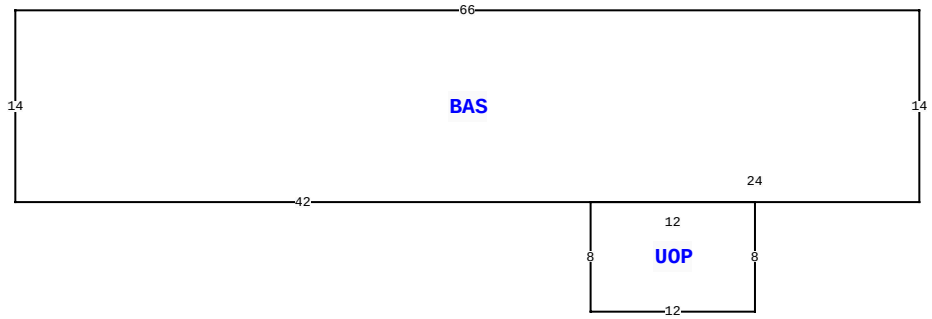
DOR CODE	0128	SFRES/MH PARK	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34417.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	32,220
UOP	96	25		24	837
TOTALS	1,020			948	33,057

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	948	67.4500	63.40	60,103	1994	1994	0	0	0	45.00	55.00

13 MANUF 1 0% - 0 Heated Area: 924 HX Base Yr



447 SE DOE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025 MLU
INC DATE		AG DATE	

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Tax Group: 3	Tax Dist:
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TOTAL EXEMPTION VALUE	0
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TOTAL JUST VALUE	330,499
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	330,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

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0893/2620	12/20/1999	WD	Q	I	01	100
GRANTOR: EARL J NORTH SR & ELS						
GRANTEE: EARL J NORTH SR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E42 UOP= S8 E12 N8 W12$ E24 N14$.

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 0

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

REVIEW DATE 05/10/2017 BY TW Total Acres: 8.87 Total Land Value: 58,986 Market: 0 Agricultural: 0 Common: 58,986 PRINTED 11/07/2025 BY SYS