COMM NW COR OF NW1/4 OF NW1/4, R
FOR POB, CONT E 70 YDS, S 70 YDS
N 70 YDS TO POB.

ELLISON LORETTA M
P O BOX 2342
LAKE CITY, FL 32056

2026

35-3S-17-07368-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

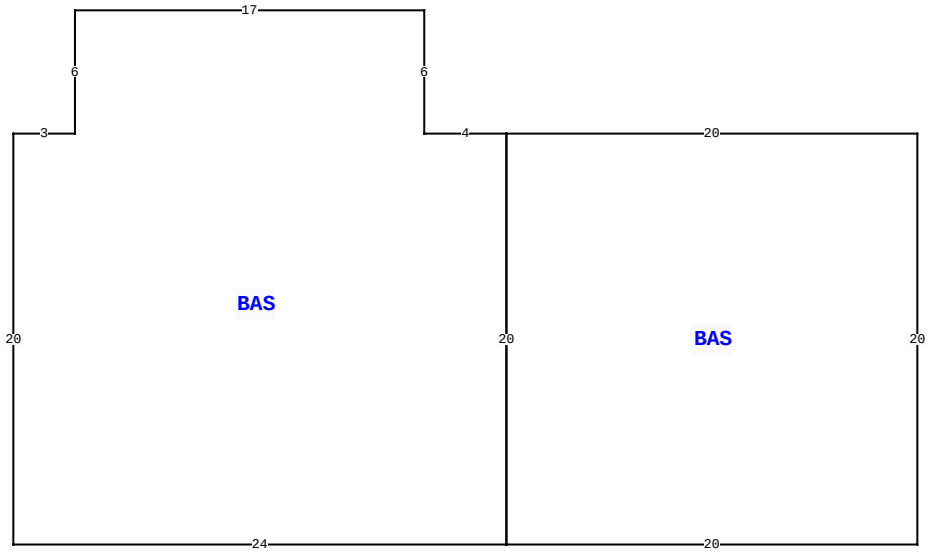
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	15	CONC BLOCK 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	01	NONE 100
Fixtures		2 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
Condition Adj	02	02 100
Quality	03	03
DOR CODE	2100	RESTAURANT/CAFE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	35317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	400	100		400	7,690
BAS	582	100		582	11,189
TOTALS	982			982	18,879

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5600	04	982	49.9414	38.45	37,758	1989	1989	0	0	0	50.00	50.00

1 RESTAURANT 0% - 0 Heated Area: 982 HX Base Yr



262 NE OKINAWA ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	18,879
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	9,764
TOTAL MARKET VALUE	28,643
SOH/AGL Deduction	0
ASSESSED VALUE	28,643
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	28,643
TOTAL JUST VALUE	28,643
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	28,643

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1173/2321	5/22/2009	QC	U	I	11	100

GRANTOR: LUCIOUS & EVEREE MCCR

GRANTEE: LUCIOUS MCCRAY & LO

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W4 N6 W17 S6 W3 S20 E24 N20$ BAS= S20 E20 N20 W20$.

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
1	2100	C	RESTAURANT	0		00	0.00	0.00	39,058.00	SF		1.00	1.00	1.00	0.25	0.25	9,764							

REVIEW DATE 02/15/2017 BY BC Total Acres: 0.90 Total Land Value: 9,764 Market: 0 Agricultural: 0 Common: 9,764 PRINTED 09/30/2025 BY SYS