NW DIV: BEG AT INTERS S R/W LINE & W R/W LINE MARION STREET, RUN FT, W 299 FT, N 362.50 FT, E 295

LAKE CITY DG, LLC
65 N MAIN STREET SUITE 404
CRANBURY, NJ 08512

2027

00-00-00-11572-000

BUILDING CHARACTERISTICS

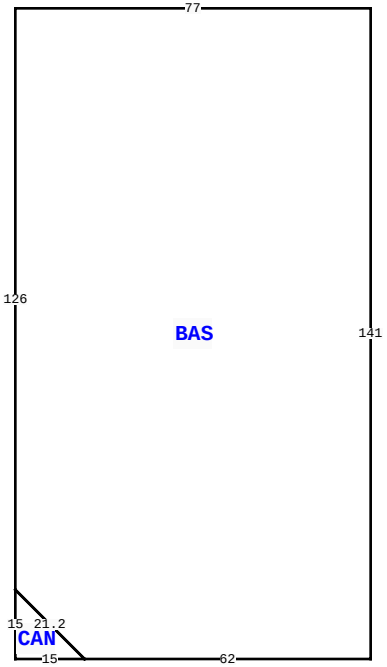
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 50
Exterior Wall	25	MOD METAL 50
Roof Structur	09	RIDGE FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		5 100
Frame	05	STEEL 100
Story Height		16 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Quality	05	05
DOR CODE	1100	STORES/1 STORY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	10,745	100		10,745	493,862
CAN	113	30		34	1,563
TOTALS	10,858			10,779	495,426

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3600	04	10,779	94.3434	52.83	569,455	2011	2011	0	0	0	13.00	87.00

1 STORE DISC 0% - 0 Heated Area: 10745 HX Base Yr



136 NW BASCOM NORRIS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	495,426
TOTAL MARKET OB/XF VALUE	67,872
TOTAL LAND VALUE - MARKET	147,150
TOTAL MARKET VALUE	710,448
SOH/AGL Deduction	0
ASSESSED VALUE	710,448
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	710,448
TOTAL JUST VALUE	710,448
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	710,448

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1933	COMMERCIAL	1,152	10/29/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1397/1370	10/18/2019	WD	U	I	37	1,624,700
GRANTOR: LAKE CITY DG 2010 LLC						
GRANTEE: LAKE CITY DG LLC						
1202/2087	10/08/2010	QC	U	V	11	100
GRANTOR: ELWOOD TYRE						
GRANTEE: LAKE CITY DG 2010 L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W77 S126 CAN= S15 E15 U15 L15 $ D15 R15 E62 N141$.

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	0166	CONC,PAVMT	0	0	0	0	2,922.00	UT	2.25	2.25	100	2011	2011	3	100	6,575	
2	0120	CLFENCE 4	0	0	0	0	1,160.00	UT	5.50	5.50	100	2011	2011	3	100	6,380	
3	0260	PAVEMENT-A	0	0	0	0	34,323.00	UT	1.60	1.60	100	2011	2011	3	100	54,917	

LAND DESCRIPTION

TOTAL OB/XF 67,872

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	1100	C	STORE 1FLR	0		*CG	360.00	100.00	36,000.00	SF		1.00	1.00	1.00	1.50	1.50	54,000							
2	1000	C	VACANT COMME	0		*RSF-2	207.00	360.00	74,520.00	SF		1.00	1.00	1.25	1.00	1.25	93,150							

REVIEW DATE 03/03/2026 BY JB Total Acres: 2.54 Total Land Value: 147,150 Market: 0 Agricultural: 0 Common: 147,150 PRINTED 11/16/2026 BY SYS