

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

2026

00-00-00-11572-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK 50	
Exterior Wall	25	MOD METAL 50	
Roof Structure	09	RIDGE FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	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
BAS	10,745	100	
CAN	113	30	
TOTALS	10,858		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STORE DISC	0%	- 0									Heated Area: 10745 HX Base Yr	
TOTALS	10,858		10,779	530,873									

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			530,873
TOTAL MARKET OB/XF VALUE			67,872
TOTAL LAND VALUE - MARKET			147,150
TOTAL MARKET VALUE			745,895
SOH/AGL Deduction			0
ASSESSED VALUE			745,895
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			745,895
TOTAL JUST VALUE			745,895
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			717,196

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						

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
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	

TOTAL OB/XF													
67,872													
136 NW BASCOM NORRIS DR, LAKE CITY													

BUILDING NOTES													

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

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	207.00	360.00	74,520.00	SF		1.00	1.00	1.25	1.00	1.25	93,150							