N DIV: SE1/4 BLOCK 81. ALSO BEG
N 107 FT, E 95 FT, S 107 FT, W 9
POB, BLOCK 81.

LAKE SHORE HOSPITAL AUTHORITY
259 NE FRANKLIN ST
LAKE CITY, FL 32055

2027

00-00-00-12016-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	830317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

397 N MARION AVE, LAKE CITY

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		1,000
TOTAL LAND VALUE - MARKET		56,175
TOTAL MARKET VALUE		57,175
SOH/AGL Deduction		0
ASSESSED VALUE		57,175
TOTAL EXEMPTION VALUE	20	57,175
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		57,175
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,175

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13-0338	DEMOLISH	25	08/05/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1098/1163	10/05/2006	WD	U	I		230,000
GRANTOR: TENSTAR INVESTMENTS						
GRANTEE: LAKE SHORE HOSPITAL						
1042/1115	3/31/2005	WD	Q	I	01	100
GRANTOR: J CHARLES SAWYER						
GRANTEE: TENSTAR INVESMENTS						

BUILDING NOTES

BUILDING DIMENSIONS

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	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,000

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	1000	C	VACANT COMME	0		*C-CBD	107.00	210.00	22,470.00	SF		1.00	1.00	1.00	2.50	2.50	56,175							

REVIEW DATE 04/11/2016 BY ME Total Acres: 0.52 Total Land Value: 56,175 Market: 0 Agricultural: 0 Common: 56,175 PRINTED 11/16/2026 BY SYS