N DIV: N1/2 OF BLOCK 90.

ORB 622-193, 645-674, 849-1514,

SHIN DON CHUL
222 NE WASHINGTON ST, SUITE 102
LAKE CITY, FL 32055

2027

00-00-00-12062-000

BUILDING CHARACTERISTICS

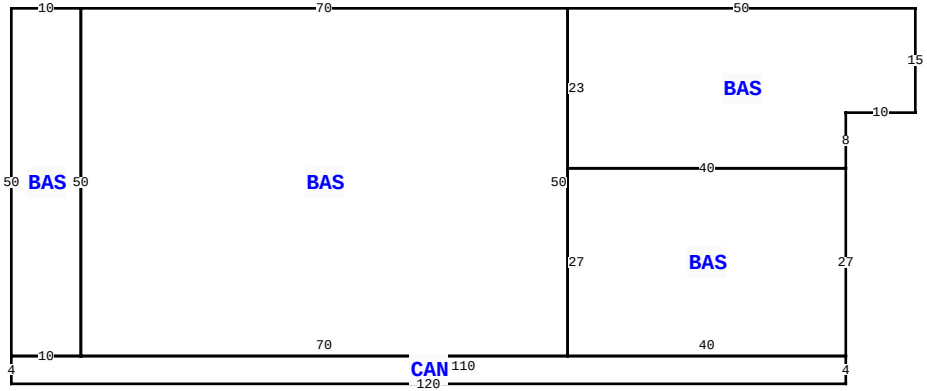
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		4 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	1100	STORES/1 STORY
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
BAS	500	100		500	7,265
BAS	1,070	100		1,070	15,547
BAS	1,080	100		1,080	15,693
BAS	3,500	100		3,500	50,855
CAN	480	30		144	2,093
TOTALS	6,630			6,294	91,452

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
3600	04	6,294	51.8857	29.06	182,904	1967	1970	0	0	0	50.00	50.00

1 STORE DISC 0% - 0 Heated Area: 6150 HX Base Yr



222 NE WASHINGTON ST, LAKE CITY

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

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	5,170	
2	0130	CLFENCE 5	0	0	0	0	1.00	UT	0.00	0.00	100	2000	2000	3	100	800	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	1,000.00	1,000.00	50	2000	2000	3	50	500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	91,452
TOTAL MARKET OB/XF VALUE	6,470
TOTAL LAND VALUE - MARKET	20,050
TOTAL MARKET VALUE	117,972
SOH/AGL Deduction	0
ASSESSED VALUE	117,972
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	117,972
TOTAL JUST VALUE	117,972
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	117,972

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1687	ADDN COMM	112	12/06/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0849/1514	12/01/1997	WD	Q	I	03	128,000
GRANTOR: KEUN-SOO-LEE						
GRANTEE: DON-CHUL-SHIN						
0645/0674	2/26/1988	WD	U	I		180,000
GRANTOR: NAFAL SALAH E						
GRANTEE: LEE KEUN SOO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W50 BAS= W70 BAS= W10 S50 E10 N50$ S50 CAN= W10 S4 E120 N4 W110$ E70 N50$ S23 BAS= S27 E40 N27 W40$ E40 N8 E10 N15$.

LAND DESCRIPTION

TOTAL OB/XF 6,470

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		CN	0.00	0.00	20,050.00	SF		1.00	1.00	1.00	1.00	1.00	20,050							

REVIEW DATE 10/29/2015 BY DF Total Acres: 0.46 Total Land Value: 20,050 Market: 0 Agricultural: 0 Common: 20,050 PRINTED 11/16/2026 BY SYS