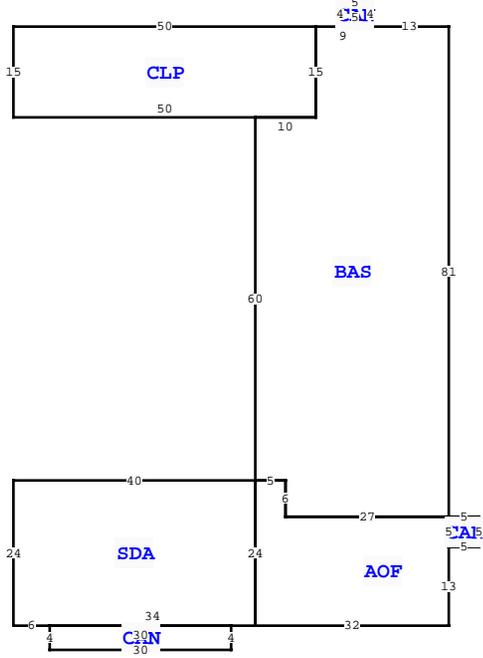




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	15	CONC BLOCK	70		
Exterior Wall	17	MSNRY STUC	30		
Roof Structure	09	RIDGE FRME	100		
Roof Cover	04	BUILT-UP	100		
Interior Wall	01	MINIMUM	100		
Interior Floor	04	C ABOVE GD	100		
Ceiling	04	NONE	100		
Air Condition	01	NONE	100		
Heating Type	01	NONE	100		
Plumbing	2	100			
Frame	03	MASONRY	100		
Story Height	14	100			
RMS	4	100			
Stories	1.	1. 100			
Units	0	100			
Condition Adj	03	03	100		
Quality	05	05			
DOR CODE	4800	WAREHOUSE/DISTRB			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	830317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	606	150		909	16,744
BAS	2,412	100		2,412	44,429
CAN	20	30		6	111
CAN	25	30		8	148
CAN	120	30		36	663
CLP	750	60		450	8,289
SDA	960	185		1,776	32,714
TOTALS	4,893			5,597	103,096

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	WAREH DIST	0%	- 2026									Heated Area: 3978	HX Base Yr



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			103,096
TOTAL MARKET OB/XF VALUE			6,242
TOTAL LAND VALUE - MARKET			115,515
TOTAL MARKET VALUE			224,853
SOH/AGL Deduction			0
ASSESSED VALUE			224,853
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			224,853
TOTAL JUST VALUE			224,853
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			217,130

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047850	Remodel	10,000	08/09/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1538/1966	4/14/2025	WD	U	I	37	550,000
GRANTOR: BBS DEVELOPERS INC						
GRANTEE: SHOWENER LLC						
0731/0765	9/17/1990	WD	Q	V		73,500
GRANTOR: G POWELL SUMMERS						
GRANTEE: BBS DEVELOPERS INC						

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	0260	PAVEMENT-A	0	0	0	5,520.00	UT	0.90	0.90	100	0	0	3	100	4,968	
2	0140	CLFENCE	6	0	0	455.00	UT	2.80	2.80	100	1985	1985	3	100	1,274	

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

342 NW MAIN BLVD, LAKE CITY

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W13 CAN= N4 W5 S4 E5\$ W9 CLP= W50 S15 E50 N15 \$ S15 W10 S60 SDA= W40S24 E6 CAN= S4 E30 N4 W30\$ E34 N24\$ AOF= S24E32 N13 CAN= E5N5 W5 S5\$ N5 W27 N6 W5\$ E5 S6 E27 N81\$.													

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	4800	C	WAREHOUSE	0		*CG	151.00	170.00	25,670.00	SF		1.00	1.00	1.00	4.50	4.50	115,515							