W DIV: BEG INTERS OF US-90 &
E R/W OF FOURTH ST, RUN N
124.13 FT TO S R/W ORANGE ST,

SB HOLDINGS OF NORTH FLORIDA LLC
5512 GARCON BLVD
PENSACOLA, FL 32507

2027

00-00-00-12423-000

BUILDING CHARACTERISTICS

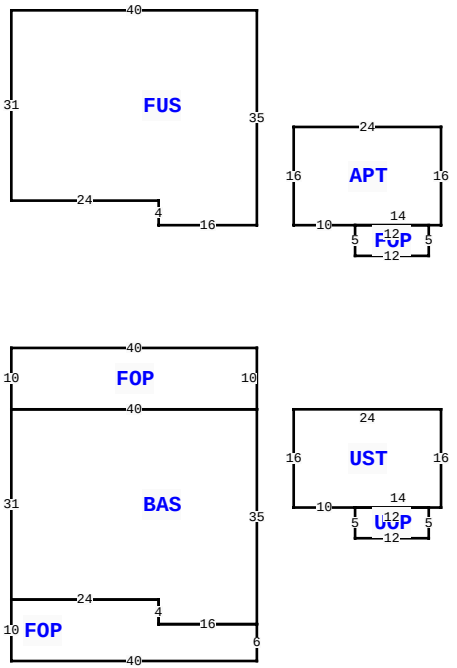
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		5 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		6 100
Stories	2.	2. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	384	100		384	12,457
BAS	1,304	100		1,304	42,302
FOP	60	30		18	584
FOP	336	30		101	3,277
FOP	400	30		120	3,893
FUS	1,304	100		1,304	42,302
UOP	60	20		12	390
UST	384	40		154	4,996
TOTALS	4,232			3,397	110,198

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	3,397	87.6720	64.88	220,397	1900	1990	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 2992 HX Base Yr



379 W DUVAL ST, LAKE CITY

BLD DATE		LGL DATE	05/11/2026 MLU
XF DATE		LAND DATE	
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	2,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	110,198
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	93,625
TOTAL MARKET VALUE	206,323
SOH/AGL Deduction	0
ASSESSED VALUE	206,323
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	206,323
TOTAL JUST VALUE	206,323
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	206,323

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1327/2426	12/22/2016	WD	U	I	12	205,000
GRANTOR: PEOPLES STATE BANK						
GRANTEE: SB HOLDINGS OF NORT						
1325/1106	11/07/2016	QC	U	I	12	165,000
GRANTOR: JOANNA P AMRHEIN FKA						
GRANTEE: PEOPLES STATE BANK						

BUILDING NOTES

BUILDING DIMENSIONS

FOP= N10 W40 S10 E40$ BAS= W40 S31 FOP= S10 E40 N6 W16 N4 W24$ E24 S4 E16 N35$ PTR= N30 FUS= N35 W40 S31 E24 S4 E16$ S30$ PTR=E30 UST= W24 S16 E10 UOP= S5E12 N5 W12$ E14N16$ PTR=N30 APT= N16 W24 S16 E10 FOP= S5 E12 N5 W12$ E14$ S30$ W30$.

LAND DESCRIPTION

TOTAL OB/XF 2,500

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	1700	C	1STORY OFF	0		*CG	0.00	0.00	13,375.00	SF		1.00	1.00	1.00	7.00	7.00	93,625							

REVIEW DATE 01/03/2020 BY ME Total Acres: 0.31 Total Land Value: 93,625 Market: 0 Agricultural: 0 Common: 93,625 PRINTED 11/16/2026 BY SYS