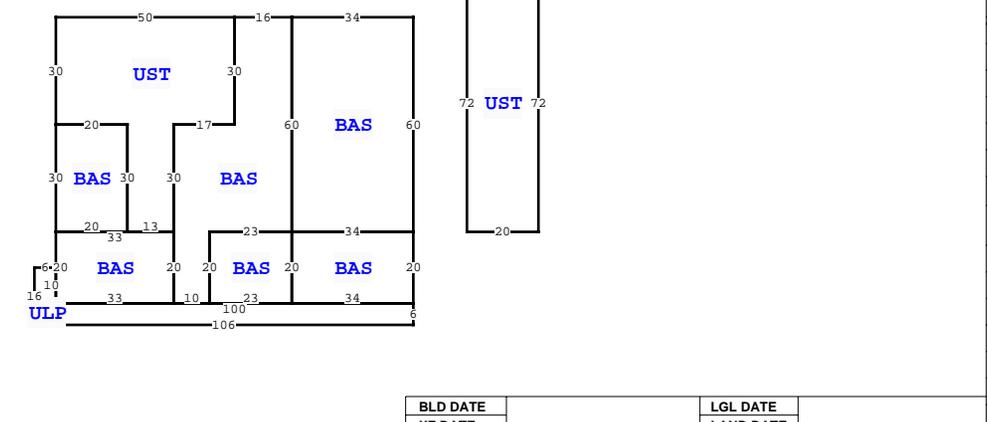


ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	03	CONC FINSH 100
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Plumbing		13 100
Frame	05	STEEL 100
Story Height		16 100
RMS		0 100
Stories	1.5	1.5 100
Units		3 100
Condition Adj	03	03 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
8700	06	9,504	113.4619	45.38	431,292	1988	1988	0	0	40.00	60.00	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		258,775	
TOTAL MARKET OB/XF VALUE		2,000	
TOTAL LAND VALUE - MARKET		137,999	
TOTAL MARKET VALUE		398,774	
SOH/AGL Deduction		0	
ASSESSED VALUE		398,774	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		398,774	
TOTAL JUST VALUE		398,774	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		385,886	

QUALITY	DOR CODE	MAP NUM	NEIGHBORHOOD/LOC
04 04	1100 STORES/1 STORY		32317.160 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	460	100		460	12,525
BAS	600	100		600	16,337
BAS	660	100		660	17,971
BAS	680	100		680	18,515
BAS	1,670	100		1,670	45,471
BAS	2,040	100		2,040	55,545
ULP	696	30		209	5,690
UST	1,440	50		720	19,604
UST	1,890	50		945	25,730
UST	3,040	50		1,520	41,387
TOTALS	13,176			9,504	258,775

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044505	Roof Replacement	7,398	05/23/2022
21-0510			07/23/2021
2226	REMODEL	90	08/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1215/1087	5/27/2011	WD	U	I	38	315,000

GRANTOR: J & O ENTERPRISES INC
GRANTEE: MEADOWS COMMERCIAL
1103/1697 11/28/2006 WD Q I 550,000
GRANTOR: TENSTAR INVESTMENTS I
GRANTEE: J & O ENTERPRISES I

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
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT 0.00	0.00	100	1993	1993 3 100

TOTAL OB/XF												
2,000												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= N60 W34 S60 BAS= N60 W16 S30 W17 S30 UST= N30 E17 N30 W50 PTR=N15 UST= E38 N80 W38 S80\$ S15\$ S30 BAS= E20 S30 W20 N30\$ E20 S30 E13\$ BAS= S20 W33 N20 E33\$ S20 E10 N20 E23\$ BAS= S20 W23 N20 E23\$ E34\$ BAS= S20 ULP= S6 W106 N16 E6 S10 E100\$ W34 N20 E34\$ PTR= E15 UST= E20 N72 W20S72 \$ W15\$.												

LAND DESCRIPTION																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	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		00	0.00	0.00	38,333.00	SF	1.00	1.00	0.80	4.50	3.60	137,999							