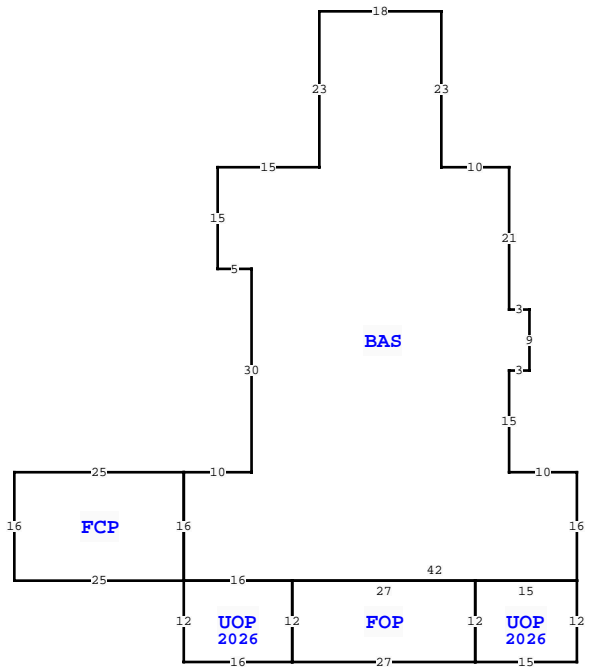


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Ceiling	02	F.NOT SUS	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures		5	100
Frame	02	WOOD FRAME	100
Story Height		10	100
RMS		9	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	04	04	
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
BAS	3,154	100	
FCP	400	30	
FOP	324	30	
UOP	180	20	2026
UOP	192	20	2026
TOTALS	4,250		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	OFFICE LOW	0%	- 2022								
					Heated Area: 3154						
					HX Base Yr						



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		104,504
TOTAL MARKET OB/XF VALUE		3,600
TOTAL LAND VALUE - MARKET		241,500
TOTAL MARKET VALUE		349,604
SOH/AGL Deduction		43,499
ASSESSED VALUE		306,105
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		306,105
TOTAL JUST VALUE		349,604
NCON VALUE		2,245
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		276,236

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1454/2538	12/10/2021	WD	U	I	11	0
GRANTOR: MCCRANIE LANDS I LLC						
GRANTEE: SPARKS HOLDINGS LLC						
1357/2509	4/11/2018	WD	U	I	37	178,200
GRANTOR: LAKE CITY LLC						
GRANTEE: MCCRANIE LANDS I LL						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	0	10	15	1.00	UT	0.00	100	0
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	100	2001

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/11/2026	MLU

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W18 S23 W15 S15 E5 S30 W10 S16 E16 E42 N16 W10 N15 E3 N9 W3 N21 W10 N23 \$											
FCP=[ORIG=-38,68] W25 S16 E25 N16 \$											
FOP=[ORIG=-22,84] S12 E27 N12 W27 \$											
UOP=[YR=2026;ORIG=-38,84] S12 E16 N12 W16 \$											
UOP=[YR=2026;ORIG=5,84] S12 E15 N12 W15 \$											

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	DPHT 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	150.00	230.00	34,500.00	SF		1.00	1.00	1.00	7.00	7.00	241,500							