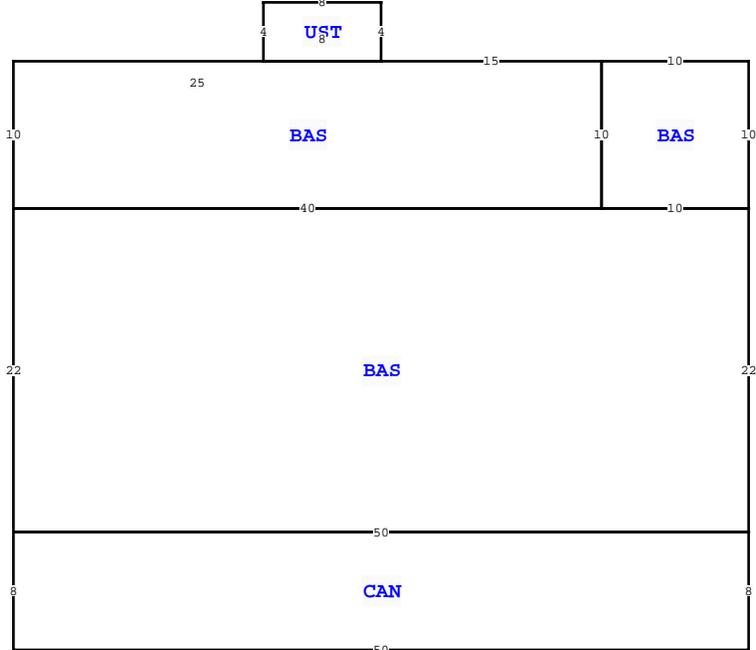


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC	BLOCK 70
Exterior Wall	11	BD/BTN	AVG 30
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR	MT 100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL	ASB 100
Ceiling	02	F.NOT	SUS 100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures		2	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	840317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	100	100	
BAS	400	100	
BAS	1,100	100	
CAN	400	30	
UST	32	40	
TOTALS	2,032		
		1,733	62,327

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4301	04	1,733	86.0370	65.39	113,321	1977	1995	0	0	45.00	55.00		
1 NBHD STORE 0% - 2026 Heated Area: 1600 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			62,327
TOTAL MARKET OB/XF VALUE			7,404
TOTAL LAND VALUE - MARKET			180,000
TOTAL MARKET VALUE			249,731
SOH/AGL Deduction			0
ASSESSED VALUE			249,731
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			249,731
TOTAL JUST VALUE			249,731
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			239,994

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25-0307	REROOF- METAL OVE		04/09/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1548/532	8/25/2025	WD	U	I	11	100
GRANTOR: STEVENS HELEN J REVOC						
GRANTEE: STEVENS WILLIAM & C						
1364/1261	7/03/2018	QC	U	V	11	100
GRANTOR: CITY OF LAKE CITY, FL						
GRANTEE: HELEN J STEVENST RE						

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	6,704	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2000	2000	3	100	500	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	

BUILDING NOTES			

**BUILDING DIMENSIONS**  
BAS= N10 W10 S10 E10\$ BAS= W10 BAS= N10 W15 UST= N4 W8 S4 E8\$ W25 S10 E40\$ W40 S22 CAN= S8 E50 N8 W50\$ E50 N22\$.

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	1100	C	STORE 1FLR	0		*CG	200.00	125.00	25,000.00	SF		1.00	1.00	1.20	6.00	7.20	180,000							