

C DIV: BEG SW COR, RUN N 96.60 FT, E 52.20 FT, S 96.60 FT, W 52.50 FT TO POB. BLOCK 12

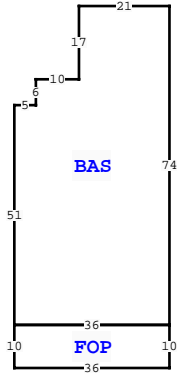
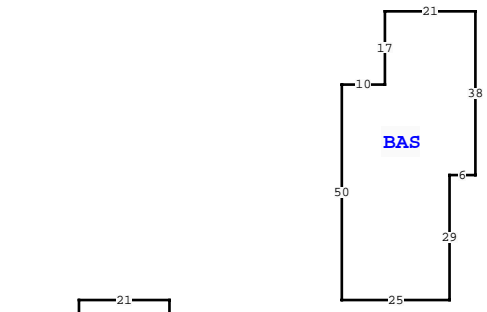
MADISON STREET LLC
PO BOX 1653
LAKE CITY, FL 32056

2026

00-00-00-12664-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	03	PLASTER	100
Interior Floo	14	CARPET	100
Ceiling	02	F.NOT SUS	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures	6	100	
Frame	02	WOOD FRAME	100
Story Height	8	100	
RMS	10	100	
Stories	0	0	100
Units	0	0	100
Condition Adj	03	03	100
Quality	04	04	
DOR CODE	1900	PROFESS SVC/BLD	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	850317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,733	100	
BAS	2,379	100	
FOP	360	30	
TOTALS	4,472		4,220 159,510

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%	- 0									Heated Area: 4112 HX Base Yr	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	1
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 1	Tax Dist:			
BUILDING MARKET VALUE		159,510		
TOTAL MARKET OB/XF VALUE		300		
TOTAL LAND VALUE - MARKET		49,686		
TOTAL MARKET VALUE		209,496		
SOH/AGL Deduction		11,060		
ASSESSED VALUE		198,436		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		198,436		
TOTAL JUST VALUE		209,496		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		180,396		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23-0318	NEW ROOF		12/06/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1065/0843	10/19/2005	WD	Q	I	01	100
GRANTOR: MARLIN AND DIANE FEAG						
GRANTEE: MADISON STREET LLC						
1065/0835	9/27/2005	WD	Q	I	05	150,000
GRANTOR: STEPHEN AND GEORGIA S						
GRANTEE: FEAGLE FAMILY LIMIT						

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	0166	CONC,PAVMT	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	

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

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W21 S17 W10 S6 W5 S51 FOP= S10 E36 N10 W36\$ E36 N74\$ PTR=E40 BAS= E25 N29 E6 N38W21 S17 W10 S50\$ W40\$.													

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	1900	C	PROF BLDG	0		00	53.00	97.00	5,070.00	SF		1.00	1.00	1.40	7.00	9.80	49,686							