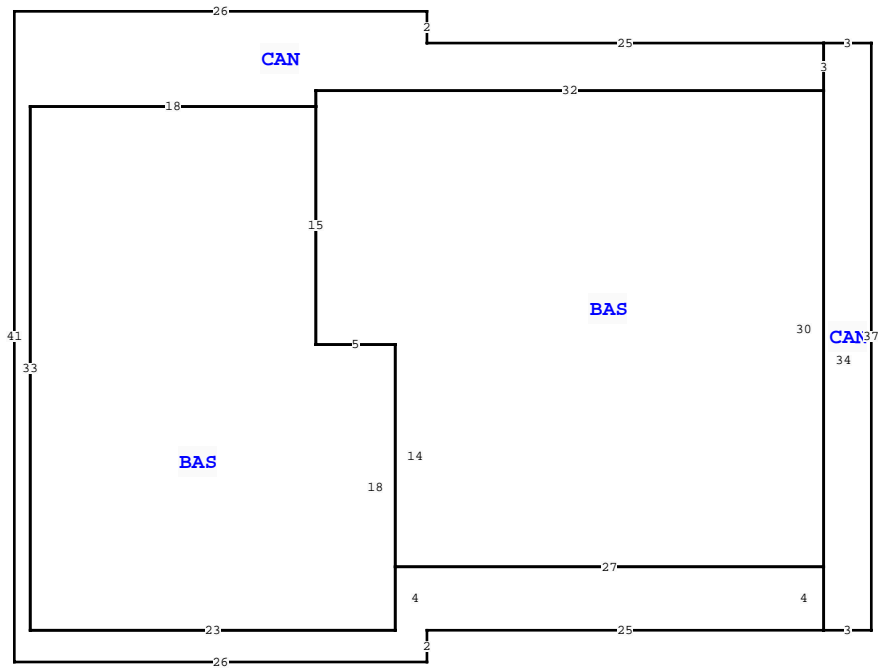


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	70		
Exterior Wall	28	GLASS THRM	30		
Roof Structure	09	RIDGE FRME	100		
Roof Cover	04	BUILT-UP	100		
Interior Wall	05	DRYWALL	50		
Interior Wall	08	DECORATIVE	50		
Interior Floor	15	HARDTILE	100		
Ceiling	01	FIN.SUSPD	100		
Air Condition	06	ENG CENTRL	100		
Heating Type	09	ENG F AIR	100		
Fixtures		8	100		
Frame	03	MASONRY	100		
Story Height		8	100		
RMS		4	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Quality	07	07			
DOR CODE	2100	RESTAURANT/CAFE			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	850317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	684	100		684	55,475
BAS	890	100		890	72,181
CAN	111	30		33	2,676
CAN	417	30		125	10,138
TOTALS	2,102			1,732	140,471

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	RES F/FOOD	0%	- 2022								
Heated Area: 1574						HX Base Yr					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	1
VALUATION BY			VALUATION SUMMARY	
Tax Group: 1			Tax Dist:	
BUILDING MARKET VALUE			140,471	
TOTAL MARKET OB/XF VALUE			25,441	
TOTAL LAND VALUE - MARKET			239,738	
TOTAL MARKET VALUE			405,650	
SOH/AGL Deduction			0	
ASSESSED VALUE			405,650	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			405,650	
TOTAL JUST VALUE			405,650	
NCON VALUE			0	
INCOME VALUE			0	
PREVIOUS YEAR MKT VALUE			384,253	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044949	Signs - New or Ex	5,000	07/12/2022
17-936	REMODEL	0	11/29/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1443/1118	6/18/2021	WD	U	I	37	220,000

GRANTOR: STORE MASTER FUNDING
GRANTEE: CHANCELLOR INCOME H
1237/2022 6/27/2012 WD U I 37 860,000
GRANTOR: SAILORMEN INC
GRANTEE: CHANCELLOR INCOME H

BUILDING NOTES	
BUILDING DIMENSIONS	
CAN= W25 N2 W26 S41 E26 N2 E25 N4 W27 S4 W23 N33 E18 N1 E32 N3\$ CAN= S3 BAS= W32 S1 BAS= W18 S33 E23 N18 W5 N15\$ S15 E5 S14 E27 N30\$ S34 E3 N37W3\$.	

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	0297	SHED CONCR	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0260	PAVEMENT-A	0	0	0	16,237.00	UT	1.10	1.10	100	0	0	3	100	17,861	
3	0296	SHED METAL	0	0	10	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
4	0253	LIGHTING	0	0	0	3.00	UT	1,000.00	1,000.00	100	1993	1993	3	100	3,000	
5	0164	CONC BIN	0	0	8	144.00	UT	7.50	7.50	100	1993	1993	3	100	1,080	

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	2100	C	RESTAURANT	0		*C-CBD	0.00	185.00	18,162.00	SF		1.00	1.00	1.60	8.25	13.20	239,738							