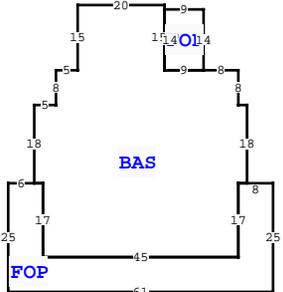
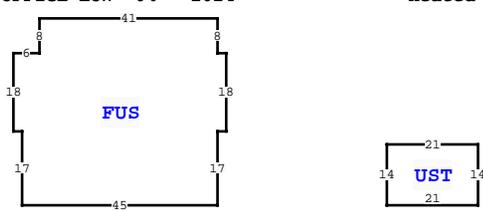




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	03	PLASTER	50
Interior Wall	05	DRYWALL	50
Interior Floo	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		0	100
Bathrooms		0	100
Frame		N/A	100
Stories	2.5	2.5	100
Architectual	30	FRENCH PRV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	1117 STORE/OFFICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	850317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,283	100	
FOP	126	30	
FOP	760	30	
FUS	1,975	100	
UST	294	45	
TOTALS	5,438		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
4900	01	4,656	130.5150	99.19	461,829	1900	1990	0	0	0	50.00	50.00
2 OFFICE LOW 0% - 2024			Heated Area: 4258			HX Base Yr						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			230,914
TOTAL MARKET OB/XF VALUE			1,500
TOTAL LAND VALUE - MARKET			71,010
TOTAL MARKET VALUE			303,424
SOH/AGL Deduction			0
ASSESSED VALUE			303,424
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			303,424
TOTAL JUST VALUE			303,424
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			297,348
LAND:1:1: 115'X 105' LESS NE CORNER.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1502/57	10/24/2023	WD	U	I	11	100
GRANTOR: BRAVOFLORIDA LLC						
GRANTEE: BOUDREAU LAW FIRM P						
1500/1281	10/10/2023	WD	Q	I	05	298,100
GRANTOR: BRAVOFLORIDA LLC						
GRANTEE: BOUDREAU LAW FIRM,						

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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2024
INC DATE		AG DATE	MLU

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W20 S15 W5 S8 W5 S18 FOP= W6 S25 E61 N25 W8 S17 W45 N17 W2\$ E2 S17 E45 N17 E2 N18 W2 N8 W8 FOP= N14 W9 S14E9\$ W9 N15\$ PTR= N40 FUS= N17 E2 N18 W2 N8 W41 S8 W6 S18E2 S17 E45\$ S40\$ PTR= N40 E60UST= N14 W21 S14 E21\$ S40 W60\$.												

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	1117	C	STORE/OFFICE	0		*CG	115.00	105.00	11,835.00	SF		1.00	1.00	1.00	6.00	6.00	71,010								