

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 80
Exterior Wall	19 COMMON BRK 20
Roof Structure	09 RIDGE FRME 100
Roof Cover	04 BUILT-UP 100
Interior Wall	05 DRYWALL 70
Interior Wall	08 DECORATIVE 30
Interior Floor	15 HARDTILE 100
Ceiling	01 FIN.SUSPD 100
Air Condition	06 ENG CENTRL 100
Heating Type	09 ENG F AIR 100
Fixtures	12 100
Frame	02 WOOD FRAME 100
Story Height	16 100
RMS	4 100
Stories	1. 1. 100
Units	N/A 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
BAS	3,317
CAN	83
PCT OF BASE	100
YEAR	
TOT ADJ AREA	3,317
SUBAREA MARKET VALUE	439,960
TOTALS	3,400
	3,342
	443,275

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2 RES F/FOOD	04	3,342	143.9409	136.74	456,985	2021	2021	0	0	3.00	97.00	
Heated Area: 3317 HX Base Yr												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
04/09/2024 MLU												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	Tax Group: 1	Tax Dist:	STANDARD
BUILDING MARKET VALUE			443,275
TOTAL MARKET OB/XF VALUE			35,772
TOTAL LAND VALUE - MARKET			291,612
TOTAL MARKET VALUE			770,659
SOH/AGL Deduction			0
ASSESSED VALUE			770,659
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			770,659
TOTAL JUST VALUE			770,659
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			761,113

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21-0106	NEW BURGER KING B		02/17/2021
21-0041	DEMOLISH OLD BUGE		02/17/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1305/2790	12/14/2015	WD	U	I	35	930,600
GRANTOR: DEB-LYN INC						
GRANTEE: BRAVOFLORIDA LLC						
0817/2329	2/22/1996	WD	Q	V	03	200,000
GRANTOR: MARY EVELYN MUSICK						
GRANTEE: DEB-LYN INC						

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	16,420.00	UT	1.60	1.60	100	2022	2021		100	26,272	
2	0166	CONC, PAVMT	0	0	0	0	1,000.00	UT	2.00	2.00	100	2022	2021		100	2,000	
3	0253	LIGHTING	0	0	0	0	5.00	UT	1,500.00	1,500.00	100	2022	2021		100	7,500	

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		CG	200.00	66.00	25,139.00	SF		1.00	1.00	1.60	7.25	11.60	291,612								

BUILDING NOTES												
BAS=[ORIG=10,10] S10 E5 S19 W5 S13 E5 S32 E41 N21 N11 E4 N2 N40 W50 \$ CAN=[ORIG=60,50] S2 W4 S11 E7 N13 W3 \$												

BUILDING DIMENSIONS												
BAS=[ORIG=10,10] S10 E5 S19 W5 S13 E5 S32 E41 N21 N11 E4 N2 N40 W50 \$ CAN=[ORIG=60,50] S2 W4 S11 E7 N13 W3 \$												